



OBTAINING REAL PROPERTY FOR HISTORIC MONUMENT PURPOSES

APPLICATION & INSTRUCTIONS

Public Law 107-217

National Park Service
U.S. Department of the Interior

(Application for Obtaining Real Property for Historic Monument Purposes, rev. 04/2016)



INTRODUCTION

The following information is designed to assist your completion of the Application for Obtaining Real Property for Historic Monument Purposes, under Public Law 107-217.

The Application for Obtaining Real Property for Historic Monument Purposes (Application) provides the National Park Service with information upon which approval is based. The Application identifies the surplus federal real property and the Applicant, and sets forth the terms and conditions which will be made a part of the deed transferring title to the property, upon approval by the National Park Service on behalf of the Secretary of the Interior. Some of the terms and conditions are restrictive, and will appear as conditions in the Deed of Conveyance.

The person having legal responsibility and/or authority to submit the Application and carry out the conditions of a deed must sign in the space following the conditions.

The "Acceptance by the United States of America" statement will be completed by the General Services Administration, signifying final acceptance of the Application.

- Included is the format for a resolution or certificate of authority identifying and certifying that the officials and Applicant are legally authorized to make an Application for the property.
 - The National Park Service will maintain one complete copy of the Application and deed on file.
 - The Application need not be bound, put in a binder, or otherwise elaborately packaged.
 - Use of the electronic form requires software compatible with MS Word or Adobe Reader.
 - Photographs must
 - be 35mm *or* digital images
 - digital images must be minimum two megapixels (1200 x 1600 pixel image) at 300 dpi
 - digital images must also be submitted on a CD
 - be black and white or color originals
 - be adequately labeled
 - be clear depictions of the subject

Submit **two (2) original** copies of this completed Application to the following address:

National Park Service, Midwest Region
Alesha Cerny, Historic Surplus Property Coordinator
601 Riverfront Drive
Omaha, NE 68102



APPLICATION

To: General Services Administration
Address: 600 E Monroe ST 102

Through: *(NPS Contact Name and Address)*
Name: National Historic Landmarks
Program/Midwest Regional Office/Alesha
Cerny
Address: 601 Riverfront Drive
Omaha, Nebraska 68102

Springfield, IL. 62701-1626

[Click here to enter text.](#)

GSA Control Number: 1-G-IL-810

The undersigned Vermilion County hereinafter referred to as the Applicant or Grantee, acting by and through Michael T. Marron, Chairman at 6 N. Vermilion St. Danville, IL of the Vermilion County hereby applies for the conveyance, without monetary consideration, for use for historic monument purposes, from the United States of America pursuant to 40 U.S.C. 550(h), et. seq., and in accordance with the rules and regulations of the General Services Administration, hereinafter referred to as the Administration, the following described property:

Federal Building and U.S. Courthouse-Danville, IL.
0.70 acre site

This property is more fully described in the "Program of Preservation and Utilization," attached hereto and made a part hereof.

Enclosed herewith is a resolution or certification as to the authority of the undersigned to execute this Application and to do all other acts necessary to consummate the transaction.

The undersigned agrees that this Application is made subject to the following terms and conditions:

1. This Application and its acceptance by the Administration shall constitute the entire agreement between the Applicant and the Administration, unless modified in writing by both parties.
2. The descriptions of the property set forth above are believed to be correct, but any error or omission shall not constitute ground or reason for nonperformance of the agreement resulting from the acceptance of this Application.
3. It is understood that the property is to be conveyed "As Is" and "Where Is" without representation, warranty, or guaranty as to quantity, quality, character, condition, size or kind, or that the same is in condition or fit to be used for the purpose intended, and no claim for any adjustments upon such grounds will be considered after this Application has been accepted.
4. The Applicant agrees to assume possession of the property within 15 days of any written request given by the Administration after acceptance of this Application. Should the Applicant fail to take actual possession within such period, it shall nonetheless be charged with constructive possession commencing at 12:01 a.m., local time, of the 16th day after such request by the Administration. The word "possession" shall mean either actual physical possession or constructive possession.
5. As of the date of assumption of possession of the property, or the date of conveyance, whichever occurs first, the Applicant shall assume responsibility for any general and special real and personal property taxes which may have been or may be assessed on the property, and shall pay its part of the pro-ration of any sums paid, or due to be paid by the Government in lieu of taxes.



6. As of the date of assumption of possession of the property, or the date of conveyance, whichever occurs first, the Applicant shall assume responsibility for care and handling and all risks of loss or damage to the property and have all obligations and liabilities of ownership.
7. In support of eligibility to acquire the property for historic monument purposes, the undersigned submits a proposal entitled "Program of Preservation and Utilization" attached hereto. The "Program of Preservation and Utilization" may be amended from time to time at the request of either the Applicant or the Government, with the written concurrence of the other party. Such amendments will be added to, and become a part of, the original "Program of Preservation and Utilization." As part of the review of any amendments, the National Park Service is required to comply with Section 106 of the National Historic Preservation Act, as amended, and the National Environmental Policy Act, as amended. The Applicant further agrees that it will furnish such data, maps, reports, and information as may be requested by the Secretary of the Interior to comply with these, and any other, laws as required.
8. Conveyance of the Property shall be accomplished by an instrument, or instruments, in form satisfactory to the Administration, without warranty, express or implied, and shall contain reservations, restrictions, and conditions substantially as follows:
 - a. That the Grantee shall forever use the property in accordance with its Application and the approved program attached thereto entitled "Program of Preservation and Utilization."
 - b. Other than as provided for in the approved "Program of Preservation and Utilization" (a) above, the property shall not be sold, leased, assigned, or otherwise disposed of, except to another eligible government agency that the Secretary of the Interior is satisfied can assure the continued use and maintenance of the property for historic monument purposes. The assurance of the Secretary must be obtained prior to the execution of any agreement and must be in writing. The Grantee may, however, enter into lease agreements with any individual or entity if the lease agreement is compatible with the approved program (a) above, and provided the prior concurrence of the Secretary of the Interior, or his/her designee, is obtained in writing prior to the execution of such agreements. Any lessee who develops or rehabilitates the property on behalf of the Grantee shall also be required to provide the same information for the Biennial Reports as the Grantee (see 8.c below).
 - c. The Grantee shall prepare biennial reports setting forth the use made of the property during the preceding two-year period, and submit them to the Secretary of the Interior at: MWRO-HNRP 601 N Riverfront Dr., Omaha, NE, 68102. If the Administrator of the General Services Administration has authorized revenue-producing activities, the Grantee shall file with the Secretary of the Interior at the same address every two years the following reports:
 - 1) Financial Report. The Financial Report shall include the following:
 - a) Statement of income from all sources during the reporting period.
 - b) Statement of expenses classified according to the following categories:
 - i) repair, rehabilitation, and restoration costs;
 - ii) recurring maintenance requirements costs; and
 - iii) administration and operations costs.
 - c) Statement of disposition of excess income.

The financial report will cover two accounting years, whether fiscal or calendar, as mutually agreed by the Grantee and the Secretary of the Interior and will be submitted within 90 days after the close of the accounting year.



- 2) **Audit Report.** The Audit Report will consist of a report produced by an independent audit firm summarizing the results of the biennial audit in sufficient detail to disclose the financial position of the Grantee validity of the accounting procedures.

The Secretary of the Interior shall have the right, at his/her discretion, to audit such financial records, to examine such other records, and to inspect such portions of the granted property as may, in his/her judgment, be necessary to safeguard the interests of the United States.

- d. Title to the property transferred shall revert to the United States at its option in the event of noncompliance with any of the terms and conditions of disposal.
9. Any title evidence which may be desired by the Applicant shall be procured by the Applicant at its sole cost and expense. The Government shall, however, cooperate with the Applicant or its authorized agent in this connection, and shall permit examination and inspection of such deeds, abstracts, affidavits of title, judgments in condemnation proceedings, or other documents relating to the title of the premises and property involved, as it may have available. It is understood that the Government shall not be obligated to pay for any expense incurred in connection with title matters or survey of the property.
 10. The Applicant shall pay all taxes imposed on this transaction and shall obtain at its own expense and affix to all instruments of conveyance and security documents such revenue and documentary stamps as may be required by Federal and local law. All instruments of conveyance and security documents shall be placed on record in the manner prescribed by local recording statutes at the Applicant's expense.
 11. The approved Applicant covenants and agrees for itself, its successors and assigns, to be subject in all respects to all Federal laws and regulations relating to nondiscrimination in connection with any use, operation, program, or activity on or related to the property requested in this Application, including but not limited to:
 - a. All requirements imposed by or pursuant to the regulations of the U.S. Department of the Interior (43 C.F.R. Part 17);
 - b. Title VI of the Civil Rights Act of 1964 (42 U.S.C. § 2000d-1), which prohibits discrimination on the basis of race, color, or national origin;
 - c. The Age Discrimination Act of 1975, as amended (42 U.S.C. § 6101 et seq.), which prohibits discrimination on the basis of age;
 - d. Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. § 794), which prohibits discrimination on the basis of handicap;
 - e. The Architectural Barriers Act of 1968, as amended (42 U.S.C. § 4151), which requires facilities located on the property to be accessible to the physically handicapped; and
 - f. The Americans With Disabilities Act of 1990 (42 U.S.C. § 12101 et seq.), which requires that no otherwise qualified handicapped individual shall, solely by reason of his or her handicap, be excluded from the participation in, be denied benefits of, or be subject to discrimination under any program or activity receiving Federal financial assistance.

12. The Grantee shall, within a period of six months from the date of the signing of the Deed of Conveyance, erect and maintain a sign of compatible scale and materials near the principal access to the property stating that: "The (name of building/property) was acquired by (local government entity) from the Federal Government through the General Services Administration as Historic Surplus Property on (date). This public benefit program is administered by the National Park Service." Additional information may also be included, such as names of local officials, etc. This sign shall be maintained in perpetuity. A temporary sign may be erected during any rehabilitation work. The final design and text of the sign must be included in the "Program of Preservation and Utilization."
13. The instrument effecting the transfer to the Applicant of any property covered by this Application shall contain provisions satisfactory to the United States, incorporating the substance of the foregoing agreement such provisions to consist of:
 - a. A condition, coupled with a right reserved to the United States to cause the property to revert to the United States in the event of any breach of such condition; and
 - b. A covenant running with the land.
14. The Applicant shall promptly take and continue to take such actions as may be necessary to effectuate this agreement.
15. The United States shall have the right to seek judicial enforcement of this agreement.

Signed in acceptance of the foregoing conditions this 22 day of September, 2017.

By:

Michael T. Marron

Applicant Signature

Michael T. Marron

Name – printed

Chairman, Vermilion County

Title

6 N. Vermilion Street

Address of Applicant

Danville, IL. 61832


City, State, Zip



ACCEPTED BY THE SECRETARY OF THE INTERIOR

Accepted by and on behalf of the Secretary of the Interior this 12 day of October, 2017.

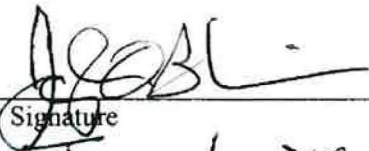
NATIONAL PARK SERVICE

By: 
Signature
CAMERON H. HOLLY
Name - printed
REGIONAL DIRECTOR - MIDWEST
Title

ACCEPTED BY THE UNITED STATES OF AMERICA

Accepted by and on behalf of the United States of America this 17 day of October, 2017.

GENERAL SERVICES ADMINISTRATION

By: 
Signature
Joseph O'Bradovic
Name - printed
Chief, Chicago Operations Branch
Title



PROGRAM OF PRESERVATION & UTILIZATION

1) APPLICANT:

1a. Name of Agency: Vermilion County

1b. Agency Representative: Michael Marron

1c. Agency Street Address: 6 N. Vermilion Street

1d. City: Danville

1e. State:IL

1f. Zip Code: 61832

1g. Day telephone: (217) 554-6000

2) PROPERTY:

2a. Name of Property: Federal Building and U.S. Courthouse

2b. Street address: 201 North Vermilion Street

2c. City: Danville

2d. County: Vermilion

2e. State:IL

2f. Zip Code: 61832

2g. Name of historic district, if applicable:

2h. Include as part of the Application a copy of the National Register nomination form or determination of eligibility, obtainable from the State Historic Preservation Officer or from the National Register of Historic Places, National Park Service, 1849 C Street, NW (Org. Code 2280), Washington, DC 20240-0001.

Check all applicable designations:

Local listing

Certified Local Government

State listing

National Register Listed

National Register Eligible



3) DESCRIPTION OF PROPERTY:

3a. Acreage:

The 0.70 acre site is comprised of a three story building with approximately 67,845 gross square feet.

3b. Legal Description:

This can be in metes and bounds, rectangular or cadastral survey. If the information is not available from the granting federal agency, you must survey the property when the NPS is assured that you will be the recipient. In such event, the legal description and plot may be submitted subsequent to the Application

A part of the Northwest Quarter of the Northeast Quarter of Section 8, Township 19 North, Range 11 West of the Second Principal Meridian, more particularly described as follows: beginning at the Southeast corner of Lot 10 in Block 5 North, Range 1 East of the Public Square in Hezekiah Cunningham's Addition to the City of Danville, Vermilion County Illinois; thence North to the south line of Madison Street; thence West to the East line of Vermilion Street; thence South to the North side of Harrison Street; thence East to the Place of beginning. Except commencing 1.03 feet West of the Southwest corner of Lot 9, Block 5 North, Range 1 East of the Public Square in Hezekiah Cunningham's Addition to the City of Danville, Vermilion County, Illinois for a place beginning; thence East 1.03 feet to the Southwest corner of Lot 9; thence North along the west line of said Lot 9, 48.25 feet; thence West 0.70 feet ; thence South to the place of beginning.

3c. Map:

Attach a plot map showing the property boundary, buildings, street plan, primary topographic features, vegetation, landscaping, water features, physical barriers and any other historic features important in understanding the property.

Maps\airial01.jpg





Maps\airial02.jpg



Maps\airial03.jpg

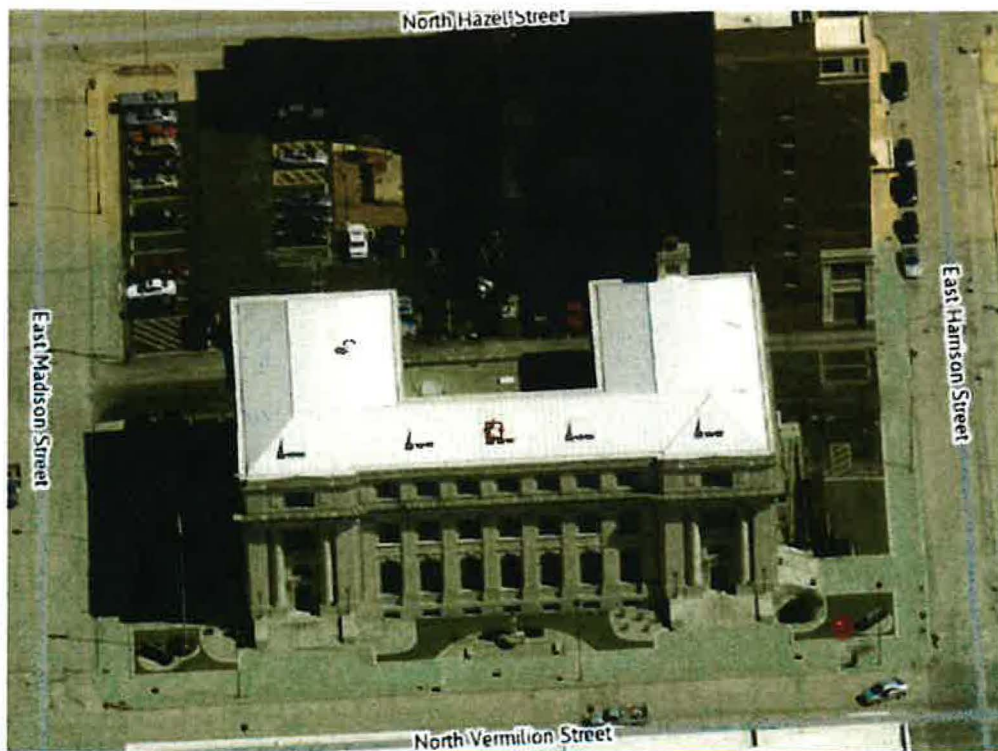




Maps\airial04.jpg



Maps\airial05.jpg





4) NARRATIVE DESCRIPTION:

Provide a written description of all important historic resources identified in the plot map, above. This includes buildings, structures, site, vegetation, landscape features, etc. Include building number, designations such as "Barracks, Water tower," etc, and give dimensions and floor area.

The property consists of the three-story United States Courthouse and Post Office, Danville, located at 201 N. Vermilion Street, in the central business district in Danville. It occupies half a city block, and includes the building, limited landscaping, a memorial statue to veterans of the American Revolutionary War, and limited parking space to the rear (east). The brick masonry building is faced with limestone, measures roughly 200' x 50' and contains approximately 67,845 gross square feet. The General Services Administration (GSA) undertook rehabilitation work between 1987-1991.

5) UTILITIES:

These appear to include a recently renovated mechanical system, and remodeled bathrooms. Gas and water service the building.

The furnace was manufactured in 1990 by Burnham. The system is comprised of 46 Mammoth electric heat pumps that includes 3 gas boilers that heat the water for the cooling tower. (This information was obtained by the Building Maintenance Supervisor.)

The 46 electric heat pumps provide air conditioning and heat throughout the building.

The Simplex fire detection/suppression system was upgraded in 1990. The only portion of the building that has a sprinkler system is the basement. There are smoke detectors in the elevator shafts. Based on the information provided by the current Building Maintenance Supervisor the fire detection/suppression system meets current codes and functions properly. We plan on reviewing the system in approximately 5 years.

The bathrooms were remodeled in 1990 and are hooked into the city of Danville sewer system. No more bathrooms are required.

Based on the current amp rating of the electrical panels no upgrades are anticipated at this time.

The current technology and security of the building meet our needs.

6) RELATED PERSONAL PROPERTY:

There is no personal property.

7) SIGNIFICANCE

Describe the significance of the property in American history, archeology, architecture, or culture, referencing the National Register nomination, or the Determination of Eligibility.

The United States Post Office and Courthouse, Danville is listed in the National Register of Historic Places. The building meets Criterion C as a distinctive example of the Second Renaissance Revival style of architecture. The Period of Significance is 1911, representing the original construction date. The building retains all aspects of integrity, and is significant at the local level. It was evaluated within the context of U.S.



Post Offices, Courthouses and Federal Buildings designed and constructed by the Treasury Department, 1864-1939.

Within Danville, numerous commercial and public buildings constructed during 1900 to 1930 utilized classically inspired designs. The post office and courthouse building, however, is one of the fullest expressions of that architectural trend. It is a formal, symmetrical composition displaying many typical Renaissance Revival elements, including: round-arched window openings with keystones, as well as segmental- and flat-arched openings; quoins at the corners; two-story columns and pilasters flanking entries and window bays; pediments over entries; a prominent, denticulated cornice. These elements are fully evident in the street-front facade and are carried over to a lesser extent to the rear. In addition, public interiorspaces - the first floor lobby and the courtrooms -were constructed with high-quality craftsmanship and materials, including terrazzo and marble floors, coffered plaster ceilings with decorative elements, and extensive woodwork. The hipped roof is covered with standing seam metal (a 1956 replacement of the original tile roof), and there are dormers on the west and east.

8) PRESERVATION PLAN:

All work must be done in accordance with the Secretary of the Interior's "Standards for the Treatment of Historic Properties." The standards are available at <http://www2.cr.nps.gov/tps>, under "Featured Links."

Using the outline format below, describe the proposed work on a feature-by-feature or work-item basis (examples of architectural/landscape features or work items include: formal garden, new landscaping, new parking area, roof, windows, porch, exterior siding, foundation, interior trim, interior plaster, floor plan/interior partitions, HVAC system, etc.). Begin by describing site work, including new construction and parking, followed by work on the exterior and finally work on the interior. A separate outline description should be used to detail each work item and its effect on architectural/landscape features or interior spaces. Under item "8D," explain in detail the work to be undertaken and describe the effect (visual, structural, or other) on the existing feature. This should include the impact of any modern modifications or utilities on the existing feature. For archeological areas, describe necessary security and maintenance to stabilize the site, control vegetal growth, or avoid damage.

Numbered photographs and drawings are essential components of the Preservation Plan. Applicable photograph and drawing numbers should be referenced under "8E" and "8F" of each outline description or work item. The submitted photographs must be 35 mm black and white or color prints and they must document the existing/ pre-project condition of the site, the exterior elevations of the building(s), and the interior. Interior elements to be documented include major spaces and detailing, such as decorative plasterwork and wainscoting.

Existing conditions may be shown by original construction drawings that include subsequent modifications, by current record drawings, or by newly prepared measured drawings. Major planned alterations or new construction must be shown on appropriate drawings (e.g., site plans, elevations, floor plans, sections). While detailed plans and specifications may not be necessary if the project is simple in scope, it must be clear from the submitted documentation that the Applicant has fully recognized areas of historic significance and will plan proposed work to minimize the impact on these significant areas.

The County does not intend to make major modifications to the building, and all primary spaces and their character-defining features will be preserved. The GSA, as the previous owner, undertook a number of upgrades to services and utilities, and made some changes to individual office spaces. Historic elements including window surrounds, baseboards, chair rails and plaster detailing was retained. Such changes meet the needs of Vermilion County. Minor modifications to interior offices to accommodate the needs of each governmental office may be made. For example, interior walls may be added. These would not be in the public areas of the building nor would they detract from the appearance of the building.



Prior to initiation of work, designs will be submitted to the National Park Service (NPS) for review and conformance to the Preservation Plan and the *Secretary of the Interior's Standards for Rehabilitation*; the NPS will consult with the Illinois State Historic Preservation Office (IL SHPO), per Section 106 of the National Historic Preservation Act (NHPA), as amended.

Schedule for completion of repair, rehabilitation, and restoration work:

Point of contact for oversight of the following activities: David Pierson, 217-554-6000

For cost and historic preservation reasons, the least amount of construction is preferred. The schedule here is subject to acceleration or delay, depending on circumstances as the project progresses. Since we are not in possession of the building, these are somewhat tentative and based upon a walk-through with the IL SHPO and our contracted architect. Once we have the freedom to explore the building a bit more, there may be more refined plans.

- 2017-18: Remove jury box in the 2nd floor courtroom (room 208), add cameras to 2nd floor courtroom (room 208), and add a front counter in room 220C6;
- 2017-18: Rehabilitation of basement space, insertion of room dividers;
- 2017-18: Installation of antennae in attic;
- 2017-18: Installation of fiber optics, wiring and internet services;
- 2017-18: Remove non-historic interior walls or partitions to create working space;
- 2017-18: Remove jury box and bench in 1st floor courtroom;
- 2017-18: Create or rehabilitate concrete ramp for ADA purposes at both exits to building;
- 2017-18: Remove old carpet and replace with new.

Schedule for completion of maintenance work:

Point of contact for oversight of the following activities: David Pierson, 217-554-6000

Please see attached *New Annex Work Schedule and Maintenance Work List* document for additional information.

- Monthly or as needed:
 - Inspect roof for damage or leaks and immediately repair following NPS Preservation Brief 4, *Roofing for Historic Buildings*, <https://www.nps.gov/tps/how-to-preserve/briefs/4-roofing.htm>;
 - Inspect windows for damage or leaks and immediately repair following NPS Preservation Brief 9, *The Repair of Historic Wooden Windows*, <https://www.nps.gov/tps/how-to-preserve/briefs/9-wooden-windows.htm>;
 - Inspect for graffiti and immediately remove following NPS Preservation Brief 38, *Removing Graffiti from Historic Masonry*, <https://www.nps.gov/tps/how-to-preserve/briefs/38-remove-graffiti.htm>;
 - Inspect plaster ornament, walls and ceilings and immediately repair following NPS Preservation Brief 21, *Repairing Historic Flat Plaster—Walls and Ceilings*, <https://www.nps.gov/tps/how-to-preserve/briefs/21-flat-plaster.htm>, and Preservation Brief 23, *Preserving Historic Ornamental Plaster*, <https://www.nps.gov/tps/how-to-preserve/briefs/23-ornamental-plaster.htm>;
- Every five years or as needed:
 - Paint window frames and trim following NPS Preservation Brief 10, *Exterior Paint Problems on Historic Woodwork*, <https://www.nps.gov/tps/how-to-preserve/briefs/10-paint-problems.htm>;
- Every ten years or as needed:
 - Inspect masonry exterior, clean as necessary following NPS Preservation Brief 1, *Cleaning*



and Water-Repellent Treatments for Historic Masonry Buildings,
<https://www.nps.gov/tps/how-to-preserve/briefs/1-cleaning-water-repellent.htm>.

Biennial Reporting:

Point of contact for submitting Biennial Reports to the NPS: David Pierson, 217-554-6000

- Should the above referenced point of contact (POC) leave employment with the county prior to the end of the reporting period, a new POC will be provided to the NPS within 30 days of the departure of the outgoing POC.
- Biennial Reports will provide information as requested in the attached example *Guidelines for the Preparation of Biennial Compliance Reports for Surplus Property Historic Monument Transfers.*



ARCHITECTURAL/LANDSCAPE FEATURES

For each architectural or landscape feature where work is proposed, use the following format to describe the existing condition and the proposed work. Attach additional sheets/pages as necessary continuing the alphabetical format until every feature slated for work is described.

Feature A: Building Exterior

8a. Approximate date of construction: 1909-1911

8b. Approximate date(s) of alterations: 1981

8c. Description and condition:

The exterior is in good condition. The Court House and Post Office was completed in 1911, and the only addition to the building was the 1981 sally port (garage) on the east, which replaced the original loading dock. The nine-bay, three story Second Renaissance Revival building is faced with Bedford limestone with a granite base. A deep dentilled stone cornice, situated between the second and third floors, wraps around the building, except the rear. The roof is standing seam, metal-hipped. Openings are set between Doric pilasters.

8d. Proposed work and impact on the feature: Preservation (no change to current appearance).

The County as a government operation will need to make interior non-load bearing wall adjustments from time to time to accommodate operational needs of the government. No such changes are planned to change the fundamental style or nature of the building.

8e. Photo number(s): Building Exterior.jpg, Building Exterior2.jpg

8f. Drawing number(s):



Building Exterior.jpg



Building Exterior2.jpg





Feature B: Exterior Windows

8a. Approximate date of construction: 1909-1911

8b. Approximate date(s) of alterations: 1960's, 1969-1970

8c. Description and condition:

The windows are in good condition. First floor windows generally have round-arched openings with plain keystones, while the second and third floor openings are flat arched. The windows are generally four-over-four, double-hung wood sash and frame, with fanlights in the first floor arches. Approximately one-half of the windows were replaced in the 1960's. In 1970 the three large, round-arched courtroom windows on the north elevation were in-filled with brick and limestone. In addition, some windows on the east elevation were in-filled, while in some others, the wood sash and frame were replaced with historically inappropriate aluminum sash and frame. The GSA undertook sympathetic renovations between 1987 and 1991 that included replacement of some window sash with similar wood sash.

8d. Proposed work and impact on the feature: Preservation

The County and IL SHPO along with an architect and engineer surveyed the building and made the following determination regarding the windows:

- The windows in the rear which are not visible from the public streets can be replaced or changed.
- The windows on the remaining three sides of the building that are visible from the public streets will be preserved or restored with guidance from the IL SHPO.

The discussion with the IL SHPO on-site concerning the restoration and repair of the windows to maintain their historical integrity will be consistent with making every effort to maintain the existing wood frame windows. The windows will only be addressed to the extent that their function is impaired due to rotting wood, but again all efforts to maintain their historic integrity by restoration will be made under the guidance of IL SHPO.

8e. Photo number(s): ExtWindows1.jpg, ExtWindows2.jpg, ExtWindows3.jpg

8f. Drawing number(s):



ExtWindows1.jpg



ExtWindows2.jpg





ExtWindows3.jpg





Feature C: Exterior Doors

8a. Approximate date of construction: 1909-1911

8b. Approximate date(s) of alterations: 1970

8c. Description and condition:

The entrances are in good condition. Four entrances provide access to the lobby: two on the west elevation and one each on the north and south elevations. Each projecting end bay of the main facade facing Vermilion Street has a centered main entrance flanked by a pair of two-story Doric columns. They are identical and above each door is a pediment topped by a stone arch and a carved garland band. In 1970, the original revolving doors were replaced with historically inappropriate aluminum swing doors. The entrances are approached by granite steps with pairs of steel lampposts at the top of the steps.

The north and south facades also have historically inappropriate aluminum entry doors. Their architraves are similar to those on the west facade, with the pediment under the window, except that they are of wood, not stone. These entrances are also accessed via granite steps.

8d. Proposed work and impact on the feature: Preservation (no change to current appearance)

8e. Photo number(s): Ext Doors1.jpg, Ext Doors 2.jpg

8f. Drawing number(s):



Ext Doors1.jpg



Ext Doors 2.jpg





Feature D: Exterior Lighting

8a. Approximate date of construction: 1909-1911

8b. Approximate date(s) of alterations: Unknown

8c. Description and condition:

The lighting is in good condition. The entrances on the main facade are approached by granite steps with pairs of steel lampposts at the top of the steps. These are not original. Originally, however, there were lampposts with spherical globes. Originally, bronze lamp fixtures hung on either side of the entrance doors on the north and south facades. The current carriage lamp type fixtures were replaced and are notably different than the original bronze fixtures.

8d. Proposed work and impact on the feature: Preservation (no change to current appearance)

8e. Photo number(s): Ext Lights.jpg

8f. Drawing number(s):





Feature E: Landscaping

8a. Approximate date of construction: 1909-1911

8b. Approximate date(s) of alterations: Unknown

8c. Description and condition:

The surrounding limited landscaping is in good condition. The limited open space around the building includes a small lawn on three sides of the courthouse, excluding the rear. There are a few, non-historic ornamental plantings including trees, and foundation shrubbery. The front lawn is graced by a statue memorial to veterans of the American Revolutionary War who are buried in Vermilion County. Sidewalks around the perimeter of the building are not part of the property, although a modern handicap access ramp located immediately adjacent to the south side of the building is included. The ramp is partially screened by shrubbery, and accesses the basement and the interior elevator.

The generator will be installed on the rear of the building next to the existing electrical panel (pictured below). The County will house the generator inside an appropriately screened area which will limit its visibility to the public. The generator is also located on the rear of the building which will minimize any material changes to the landscape.

Picture: generator location.jpg



8d. Proposed work and impact on the feature: Preservation (no change to current appearance)

8e. Photo number(s): Landscape1.jpg, Landscape2.jpg, Landscape3.jpg

8f. Drawing number(s):



Landscape1.jpg



Landscape2.jpg





Landscape3.jpg





Feature F: Basement

8a. Approximate date of construction: 1909-1911

8b. Approximate date(s) of alterations: 1990s

8c. Description and condition:

The basement is in good condition. The Historic Structures Report (HSR) notes that the full basement of the Post Office contained storage rooms, the fuel room and boiler rooms, custodial space, a "swing" room for breaks, and the elevator housing and concomitant machine room. The National Register of Historic Places nomination notes it is partially finished, and contains a boiler room, a break room, and storage spaces.

8d. Proposed work and impact on the feature:

This area is not a primary space that would have been accessible by the public. As such, its utilitarian design lends itself to greater redesign options. It will be used by the Vermilion County Emergency Management Agency (EMA) and Tech Services department. EMA plans on adding two walls to divide designated work areas.

These two additional walls are marked on Basement floor plan marked in red and are located in areas: B1A and B1C. These walls will be permanent and integrated into the ceilings.

EMA requires a backup generator to be installed for running operations when there is no power. The generator will be placed at the exterior of the building through room 024. Fiber will be run from the network closet in the basement to the network closets on all floors. Phone lines and network lines will be run from the closets to the designated work areas on all floors. The fiber and phone closets include basement rooms 029 and 046.

The County will use existing internal conduits to run network lines throughout the building and the closets. Any new network lines that need to be run will be placed above the ceiling which is not visible to the public. The current Building Maintenance Supervisor has indicated all of the lines can be run in this fashion.

8e. Photo number(s): Several photos located in the basement folder.
Designated Work Area: B1A(2).jpg, B1C.jpg
Electrical Closet Photos: 029.jpg, 029(2).jpg
Server Room: 046.jpg, 046(2).jpg

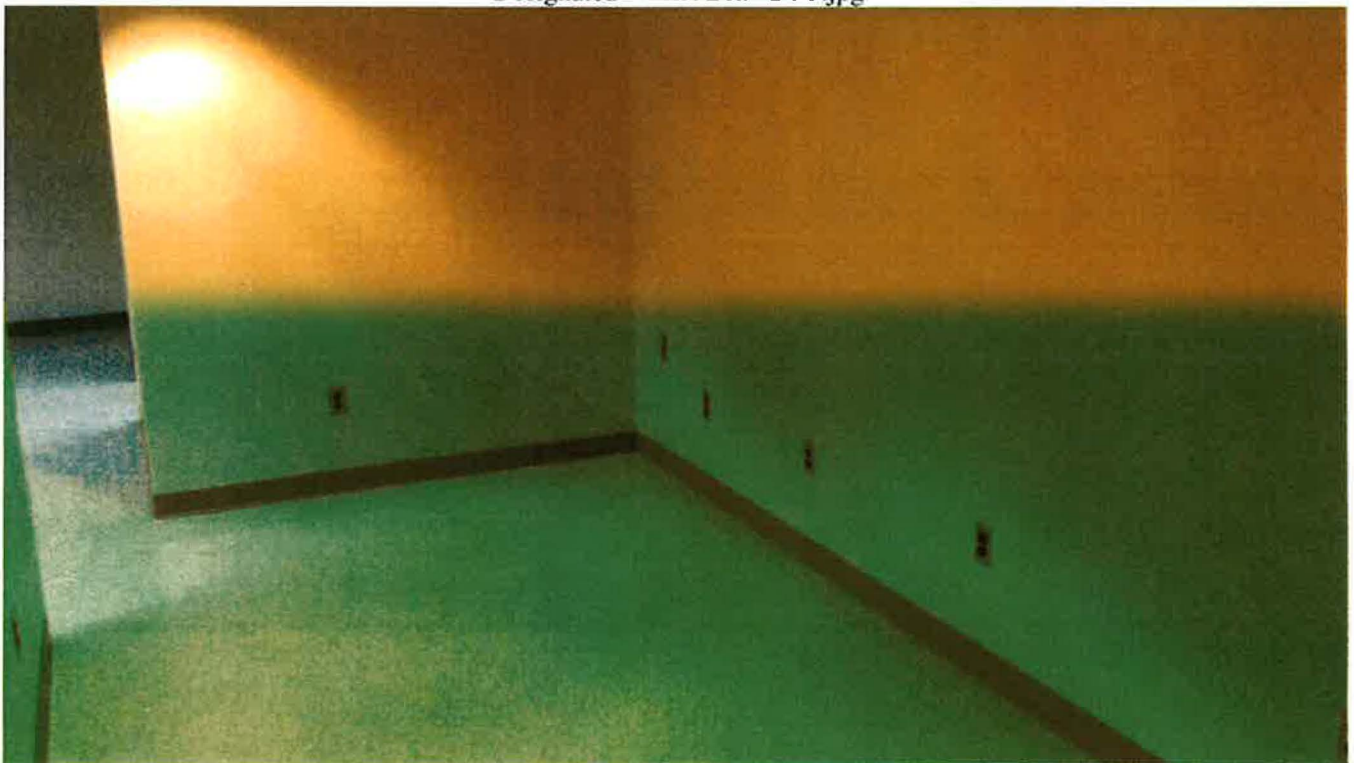
8f. Drawing number(s): Floor Plan\Basement Floor plans with proposed walls in red.jpg



Designated Work Area: B1A(2).jpg



Designated Work Area: B1C.jpg

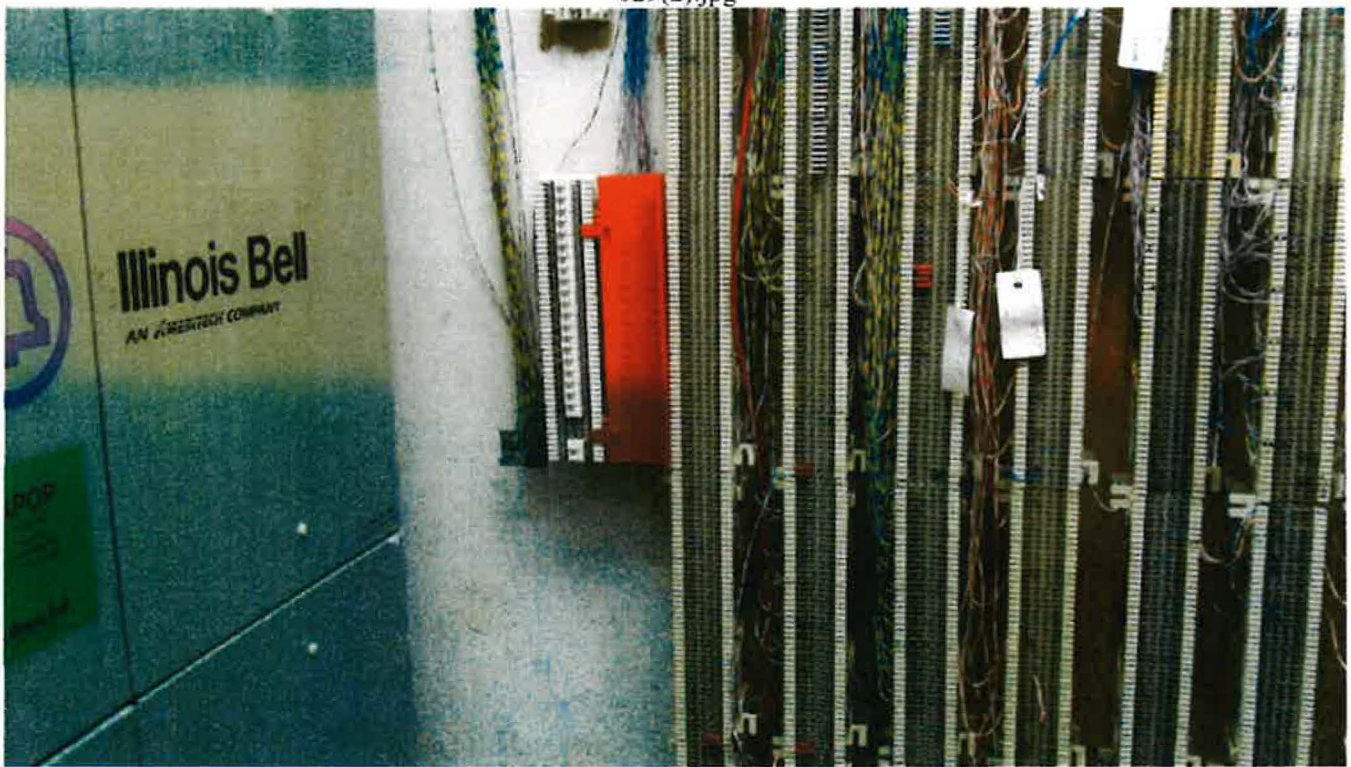




Electrical Closet Photos: 029.jpg



029(2).jpg





Server Room: 046.jpg



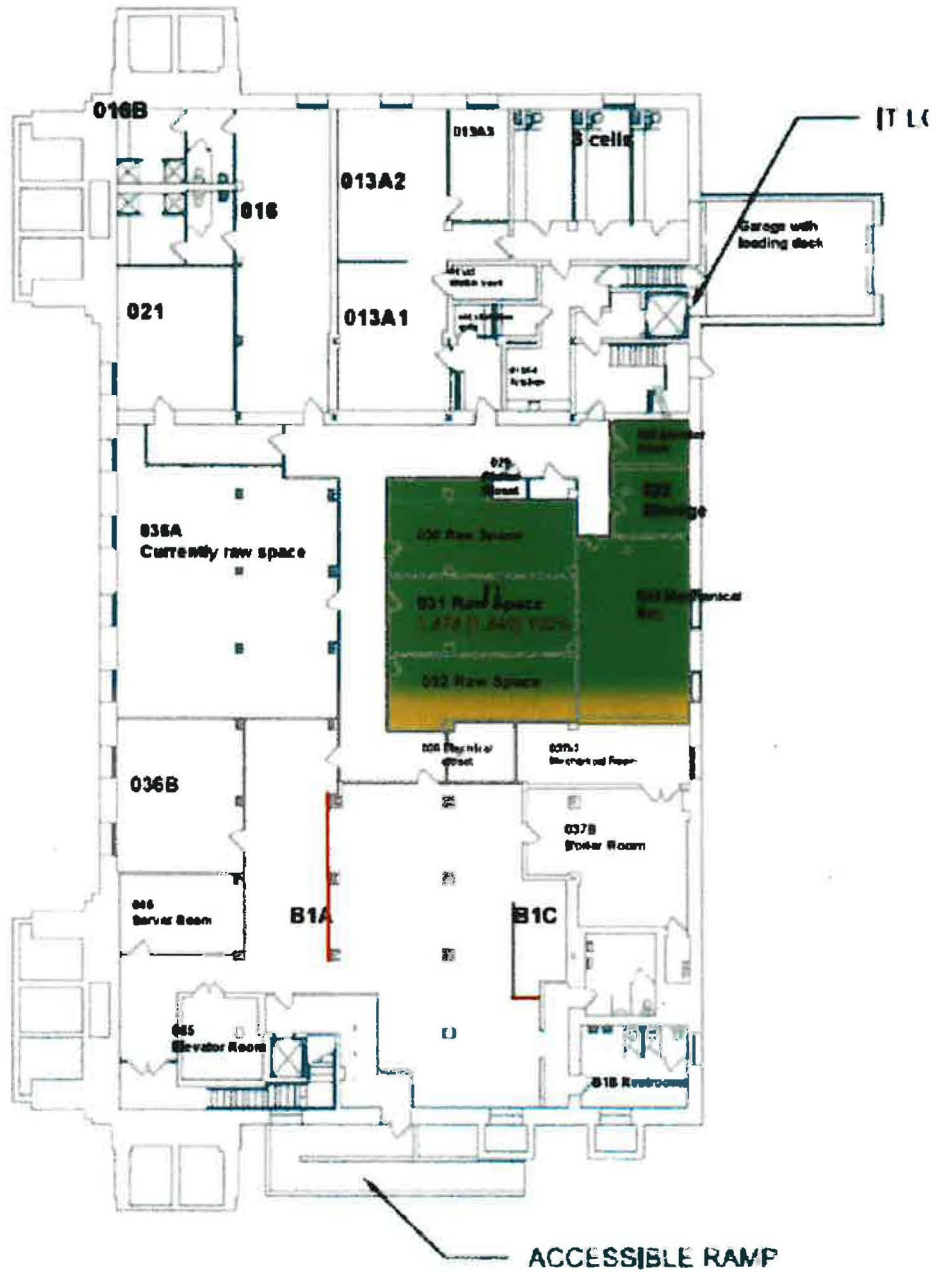
046(2).jpg





Floor Plan\basement.jpg

Basement





Feature G: Entry / Postal Lobby

8a. Approximate date of construction: 1909-1911

8b. Approximate date(s) of alterations: 1960s, 1987-1991

8c. Description and condition:

The entry is in good condition. It runs the full length of the west quarter of the building. One of the most architecturally significant interior spaces in the building, the space was not intended to be excessively opulent, but rather to reflect the solid character of the community and the pride held in public facilities. It has terrazzo and marble floors, marble wainscoting, a decorative plaster ceiling, and replacement doors that retain the original wood surrounds and pediments. Lobby lighting was restored in 1991. The building's original primary stairway is located at the south end of the lobby. The cast-iron stair features white marble risers and darkly veined treads. The staircase wraps around an elevator shaft, which before 1962 was enclosed with glass. The elevator shaft is now enclosed with metal lath and plaster. Flush metal doors replaced wood doors. Green marble wainscot extends up both sides of the stairway. The entrance on the south wall of the lobby has been enclosed with a modern, glass security vestibule. Similar glass vestibules were installed in the 1960s, later removed by GSA. Original drawings indicate that the entrances on the west side were to have wood and curved glass frame vestibules, probably equipped with a rotating door.

This space originally contained postal service windows and boxes. After the GSA acquired the Courthouse and Post Office from the Postal Service in 1987, it undertook renovations that were completed in 1991. The former postal windows have been in-filled with wood paneling, but the original wood trim and writing shelves were left in place. An original postal patron desk is still in the lobby.

8d. Proposed work and impact on the feature:

Preservation (no change to current appearance). However, fiber will be run from the network closet in the basement to the network closets on all floors. Phone lines and network lines will be run from the closets to the designated work areas on all floors. The fiber and phone closets include 1st floor rooms 103 and 138.

8e. Photo number(s): Pictures located in the Lobby folder.
Lobby photos: 1st Floor entrance.jpg
1st Floor Hallway.jpg
Electrical closet photos: 103.jpg, 138.jpg, 138(2).jpg

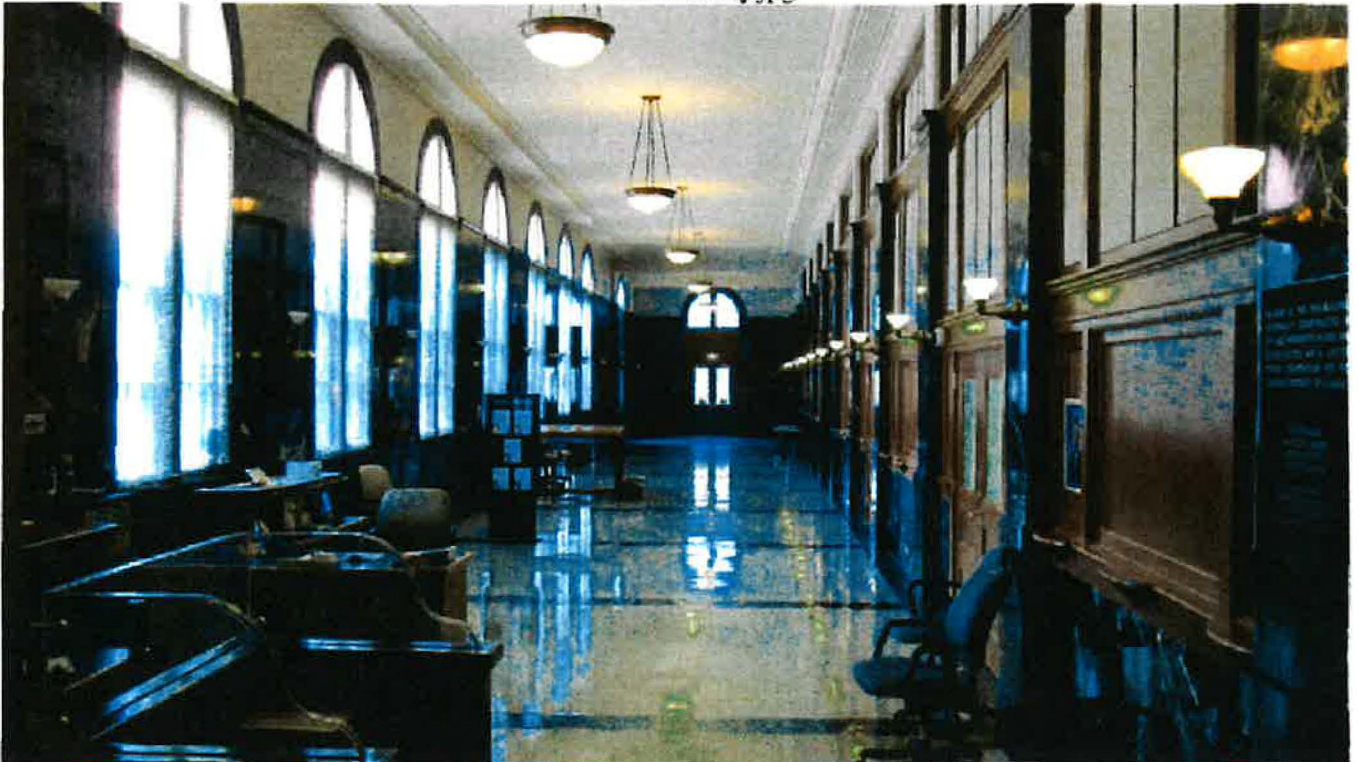
8f. Drawing number(s): Floor Plan\Ground Floor.jpg



Lobby photos: 1st Floor entrance.jpg

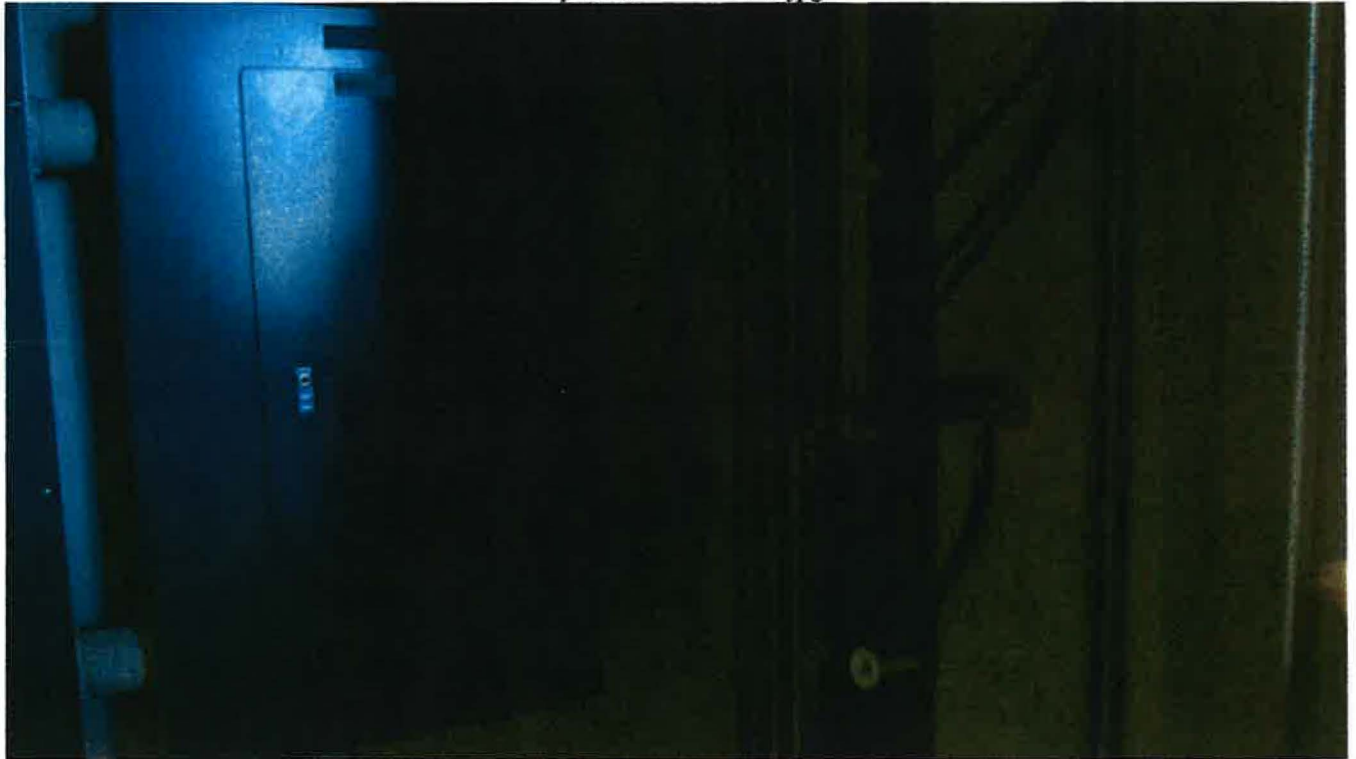


1st Floor Hallway.jpg





Electrical closet photos: 103.jpg

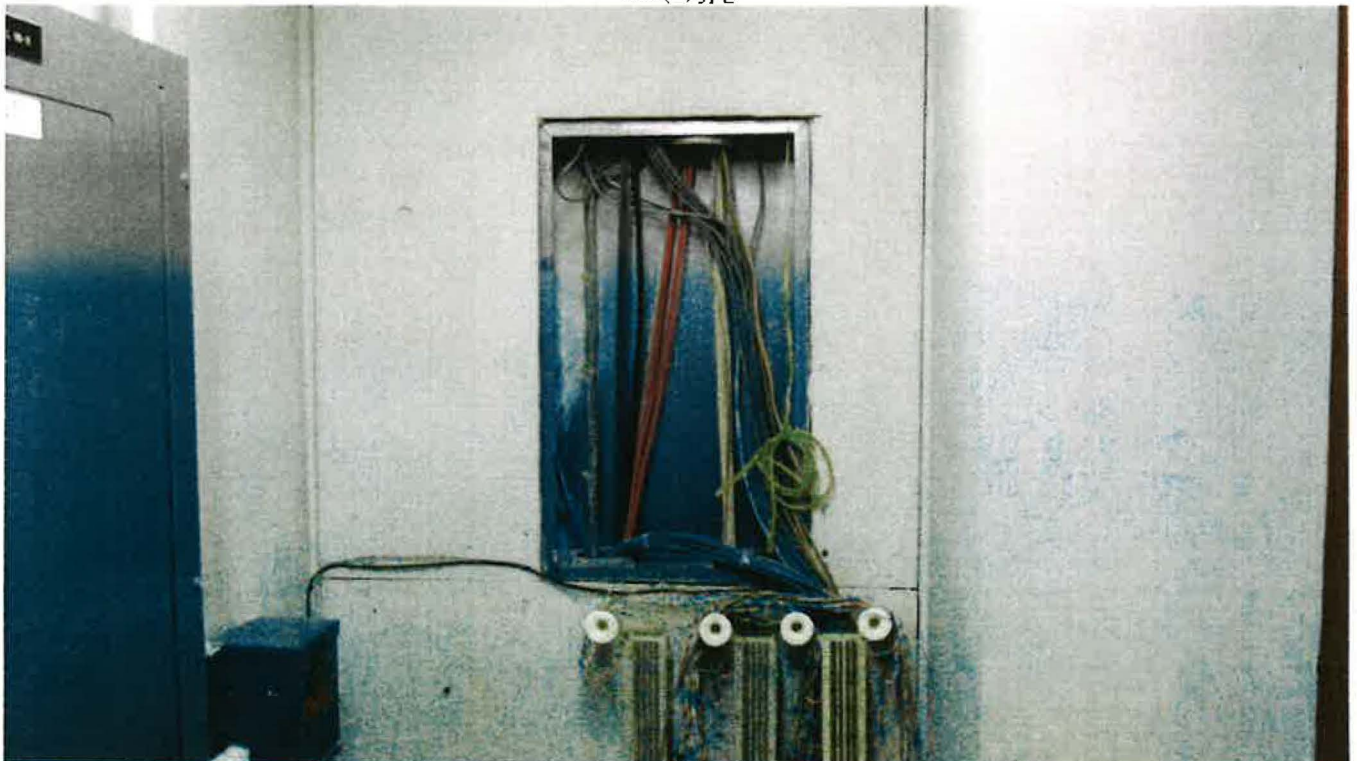




138.jpg



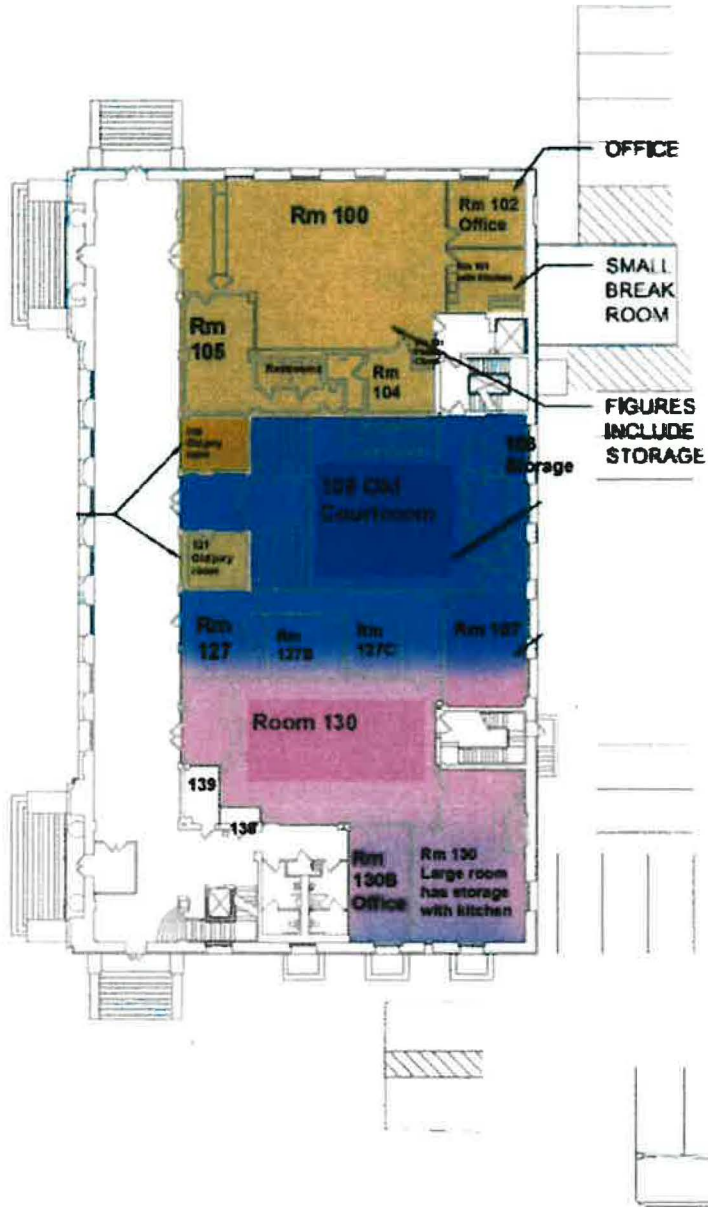
138(2).jpg





Floor Plan\Ground Floor.jpg

Ground Floor



GROUND LEVEL



Feature H: 1st Floor Courtroom

8a. Approximate date of construction: 1909-1911

8b. Approximate date(s) of alterations: 1976, 1991

8c. Description and condition:

The former postal work space and offices have been extensively altered and reconfigured to accommodate new uses. Nothing remains as evidence of the once open floor plan and the characteristic skylight has been removed.

8d. Proposed work and impact on the feature:

Remove jury box and judge's bench in the 1st floor courtroom (room 108).
Remaining modern floor plan to remain in place.

8e. Photo number(s): Pictures located in the 1st Floor Courtroom folder
Courtroom photos: 108.jpg, 108(2).jpg

8f. Drawing number(s):



108.jpg



108(2).jpg





Feature I: 2nd Floor Courtroom

8a. Approximate date of construction: 1909-1911

8b. Approximate date(s) of alterations: 1964, 1970

8c. Description and condition:

The courtroom is in good condition. Originally the most significant interior space in the building, the former U.S. District courtroom is located on the second floor. A number of alterations have been made in this space, although it still retains the three foot high wood paneled wainscot and door architraves. In 1964, fluorescent light panels were placed in most of the coffers. In 1970, the courtroom was altered such that the three large, round-arched exterior windows were in-filled with limestone, and the courtroom layout was rearranged. The judge's bench was moved from the east wall to the west wall and a new door opening was created to access a room remodeled to serve as the judge's chambers. Classical plaster detailing on the east wall denotes the former judge's bench location and includes shallow pilasters and egg-and-dart molding. The former vault was transformed into a hallway and bathroom. All new wood was used to build the benches and seating.

8d. Proposed work and impact on the feature:

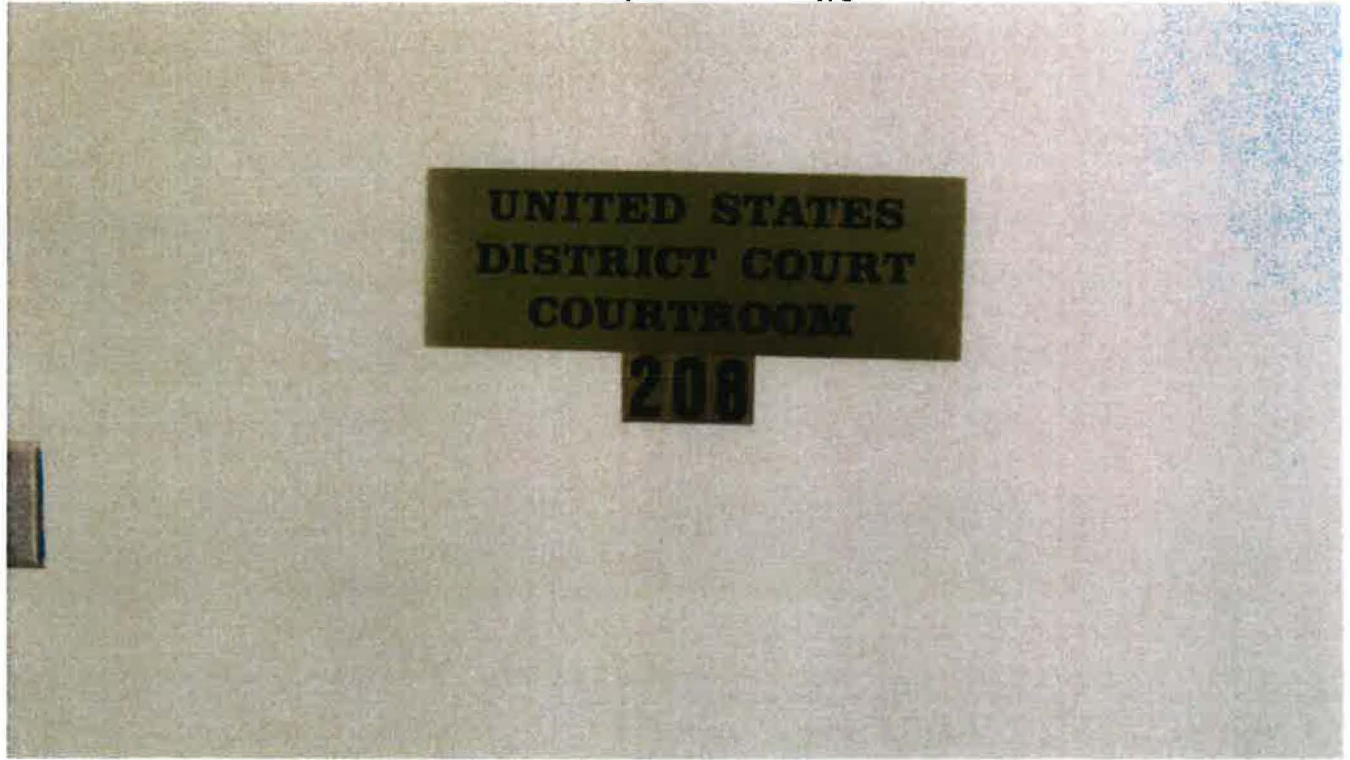
Remove jury box in the 2nd floor courtroom (room 208), add cameras to 2nd floor courtroom (room 208) for recording meetings, and add a front counter in room 220C6. Painting as needed. Any exposed historic fabric, including wood wall covering and decorative plaster, will be preserved. We agree with the IL SHPO in their letter dated May 10, 2016, that the second floor courtroom is a significant historic space, but the furnishings within it are not historic. They note that the existing jury box must be removed and the cameras added in a manner that does not damage the historic perimeter wood paneling and historic decorative plaster walls and ceiling. The County will seek preservation of door surrounds, chair rails and picture rails. This project and future projects will need to be submitted to the NPS for review and approval, which we will undertake in consultation with IL SHPO.

8e. Photo number(s): Pictures located in the 2nd Floor Courtroom folder & 2nd floor folder.
Courtroom photos: 208.jpg, 208(2).jpg, 208(3).jpg
2nd Floor Folder 220C6.jpg

8f. Drawing number(s): Floor Plan\Second Floor.jpg



Courtroom photos: 208.jpg



208(2).jpg





208(3).jpg



2nd Floor Folder

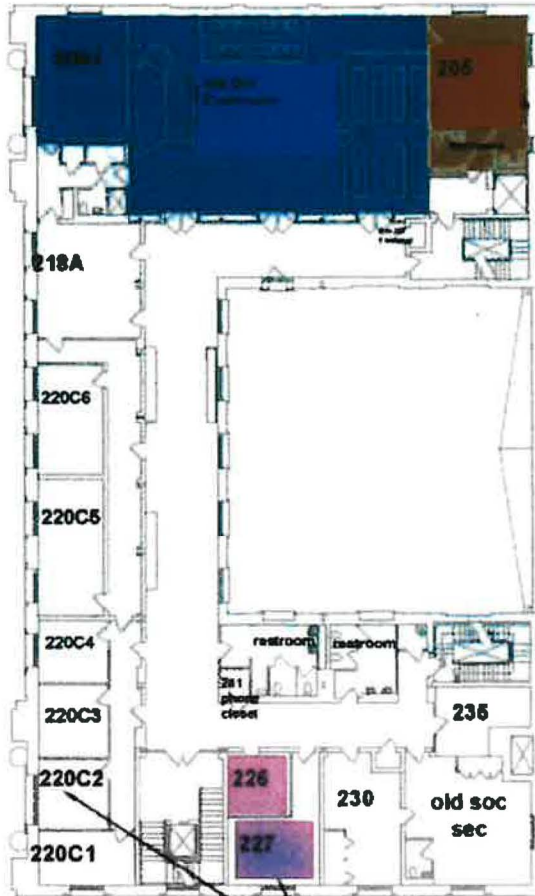
220C6.jpg





Floor Plan\Second Floor.jpg

2nd Floor



CERTAIN SPACES AT
THIS LEVEL ARE
CURRENTLY OCCUPIED
IN THIS PORTION OF THE
FACILITY

SECOND LEVEL



Feature J: 2nd and 3rd Floor Corridors

8a. Approximate date of construction: 1909-1911

8b. Approximate date(s) of alterations: 1991

8c. Description and condition:

These U-shaped corridors wrap around the east light court. They predominantly exist in their original configuration, although the hallway on the third floor has been narrowed to accommodate expanded office space. They retain wood panel doors and frames, and some door transoms remain. Also intact are historic window trim, green marble wainscoting and base trim. The floors are buff-colored terrazzo with white marble bands. At the south end of both corridors, aluminum and glass partitions separate the corridors from the stairway landings.

8d. Proposed work and impact on the feature: Preservation (No change to current appearance).

8e. Photo number(s): 2nd Floor Hallway.jpg, 2nd Floor Hallway (2).jpg, 3rd Floor Hallway.jpg

8f. Drawing number(s):

2nd Floor Hallway.jpg





2nd Floor Hallway (2).jpg



3rd Floor Hallway.jpg





Feature K: 2nd Floor Office Spaces

8a. Approximate date of construction: 1909-1911

8b. Approximate date(s) of alterations:

8c. Description and condition:

The office spaces are in good condition. These spaces on the second floor predominantly exist in their original configuration with only minor additive alterations. In most offices the ceiling is of non-original acoustical tile with fluorescent light fixtures. They retain wood doors and frames, window trim, and baseboards.

8d. Proposed work and impact on the feature:

Fiber will be run from the network closet in the basement to the network closets on all floors. Phone lines and network lines will be run from the closets to the designated work areas on all floors. The fiber and phone closets include 2nd floor rooms 207 and 241. Any exposed historic fabric, including historic wood wall covering and decorative plaster, will be preserved. If future space needs suggest alterations in this area then drawings will be submitted to the NPS for review and approval, which we will undertake in consultation with IL SHPO.

8e. Photo number(s): Pictures located in the 2nd Floor folder.
Closet photos: 207.jpg, 207(2).jpg, 241.jpg, 241(2).jpg

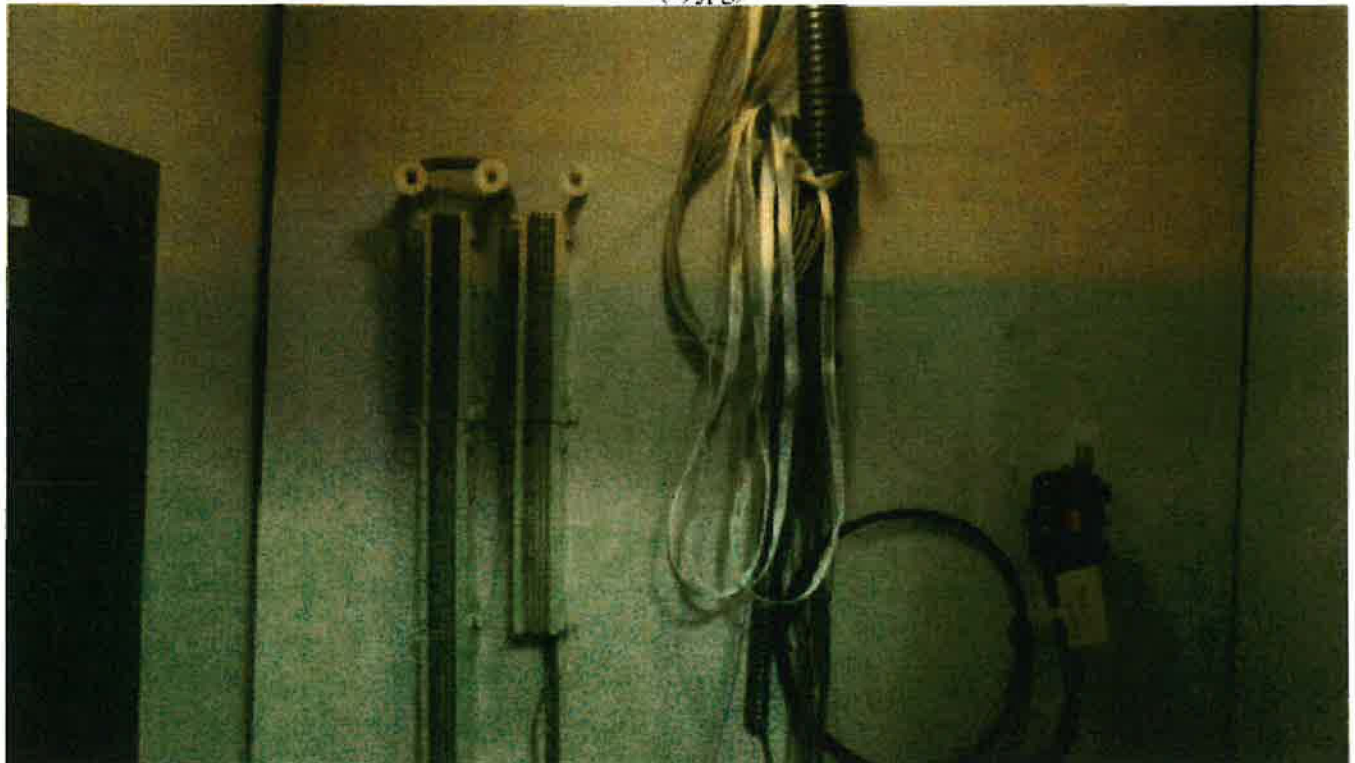
8f. Drawing number(s):



Closet photos: 207.jpg



207(2).jpg

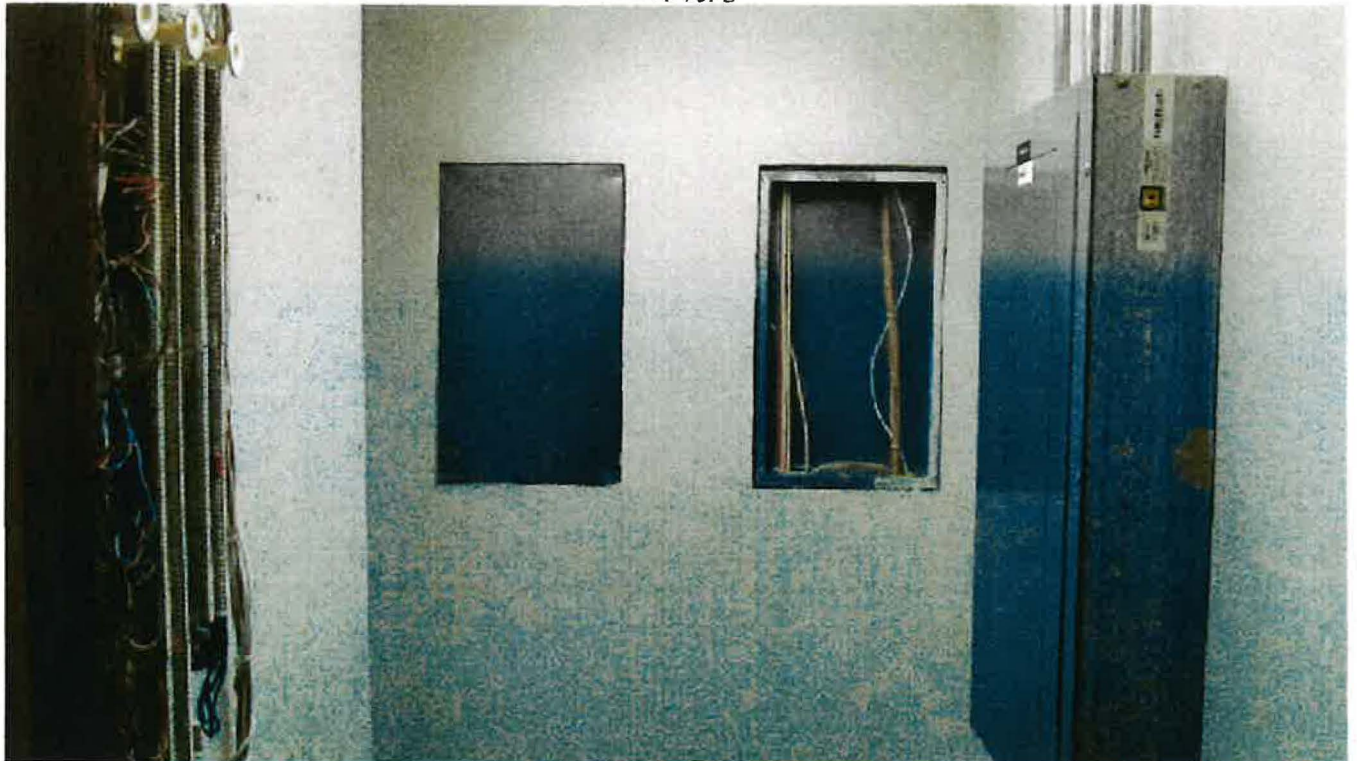




241.jpg



241(2).jpg





Feature L: 3rd Floor Office Spaces and Attic

8a. Approximate date of construction: 1909-1911

8b. Approximate date(s) of alterations: 1965, 1990s

8c. Description and condition:

The office spaces are in good condition. These spaces on the third floor predominantly exist in their original configuration with only minor additive alterations. A cooling tower fan was added to the attic in 1965 to provide air conditioning to the courtroom below. In most offices the ceiling is of non-original acoustical tile with fluorescent light fixtures. They retain wood doors and frames, window trim, and baseboards.

8d. Proposed work and impact on the feature:

Vermilion County EMA will place required radio antennas in the attic area. Fiber will be run from the network closet in the basement to the network closets on all floors. Phone lines and network lines will be run from the closets to the designated work areas on all floors. The fiber and phone closets include 3rd floor rooms 306 and 337. Any exposed historic fabric, including historic wood wall covering and decorative plaster, will be preserved. If future space needs suggest alterations in this area then drawings will be submitted to the NPS for review and approval, which they will undertake in consultation with IL SHPO.

8e. Photo number(s): Pictures located in the 3rd Floor folder.
Closet photos: 306.jpg, 306(2).jpg, 337.jpg, 337(2).jpg

8f. Drawing number(s): Floor Plan\Third Floor.jpg



Closet photos: 306.jpg

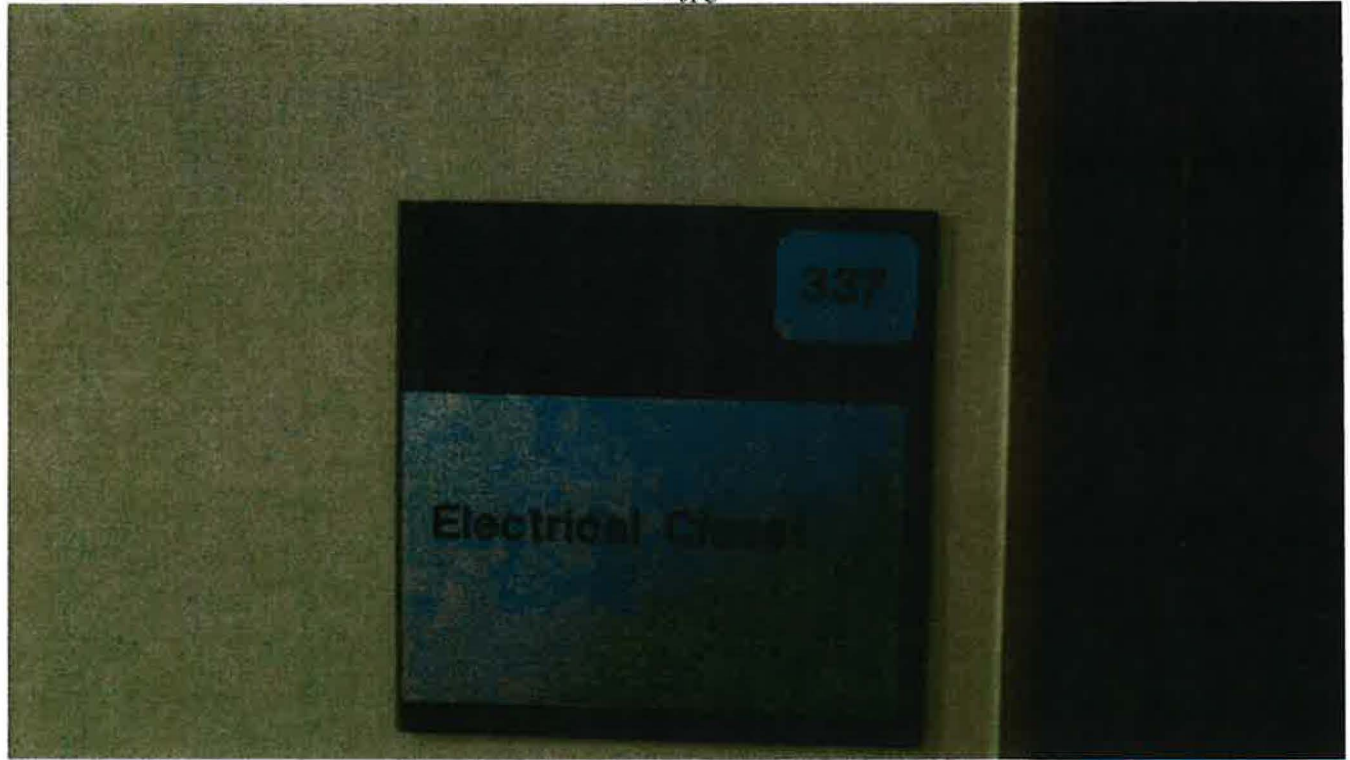


306(2).jpg

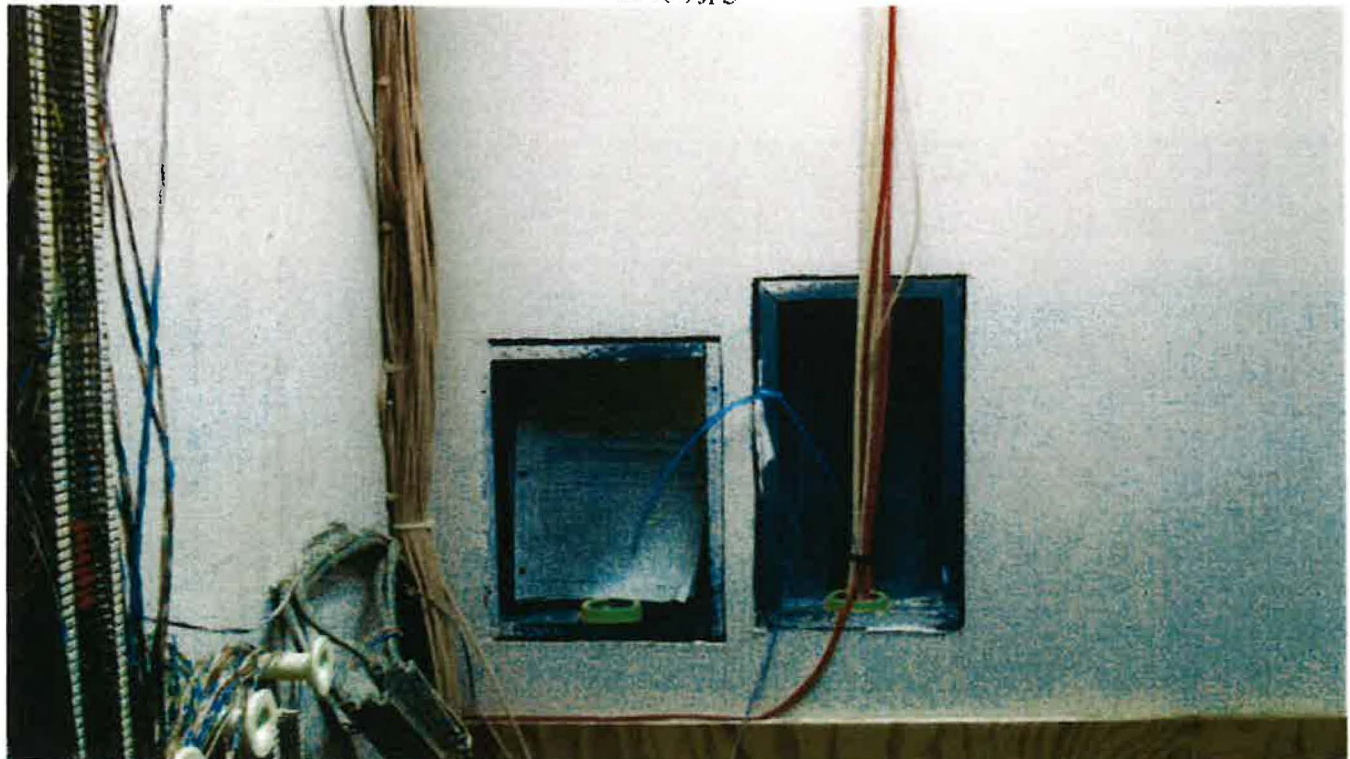




337.jpg



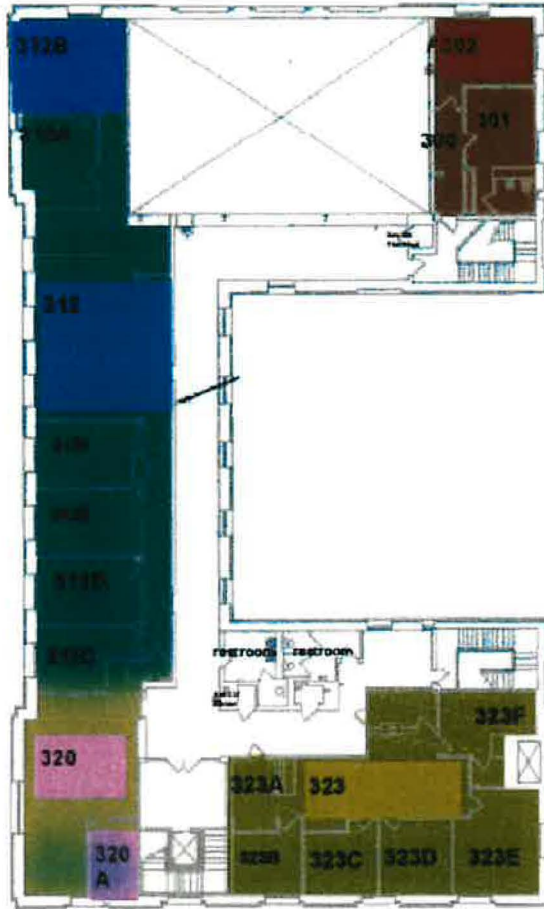
337(2).jpg





Floor Plan\Third Floor.jpg

3rd Floor



THIRD LEVEL



Feature M: Decorative Ceiling Room 100

8a. Approximate date of construction: 1909-1911

8b. Approximate date(s) of alterations: Unknown

8c. Description and condition:

There is a decorative ceiling at the west end of Room 100. The Greek-key pattern includes most of the westernmost round-headed window. There is a non-historic, lay-in ceiling that soffits down to the east. The decorative ceiling extends to the east above the counter.

8d. Proposed work and impact on the feature: Preservation (no change to current appearance).

8e. Photo number(s): See photo below.

8f. Drawing number(s): See ground floor plan.





9) USE PLAN:

Describe in detail the planned utilization and exhibition of the historic site. Differentiate between public-use activities and revenue-producing activities. Identify any portions of the property to which public access will be denied or restricted. Establish the suitability of the property for the proposed uses and the compatibility of the proposed revenue producing activities with the historical and/or architectural character of the property.

Government- Courthouse offices. The County intends to place most if not all offices with frequent public traffic on the first floor. The offices will include space for the County Clerk, charged with retention of most county records and provision of marriage licenses and other public records, the County Treasurer, the County Recorder of Deeds, the Supervisor of Assessments, the County Auditor, the County Board meeting room with sufficient space for public access, our Technology Department, and Emergency Management Agency and County Board Office with space available for the State's Attorney. The basement will for the most part be the Emergency Management site as it is secure and provides adequate space. Having EMA in proximity to other government offices will be an asset as in the event of an emergency required operations can be continued from the EMA site. The second floor will be used for government offices with less public traffic. The third floor is likely to be used for storage and work areas that do not require public access. No space will be leased except to other government agencies. For example, our Congressman has an office in the building currently and that will likely continue. As a government we cannot lease public space to private businesses as a rule. The public will have access to the common areas of the building and the customer service areas of an office. The interior of offices will be accessible by invitation only as needed. As a government we are not in the business of producing profits but we are a taxing body. All aspects of the operations of the County will therefore be compatible with the historical use of the building from its days as a post office to federal courthouse. From that aspect, the proposed County use will preserve the historic function and identity of the building and keep it as a historic focal point in the community. Keeping the "old post office" as some still refer to it and the former federal courthouse as a public building accessible for public use will be a major benefit for the community. The County understands that creation of new office space and construction will need review and approval by the NPS to ensure compliance with the Historic Surplus Property Program and the Standards. However, as a government operation, our function is provision of necessary government services, not primarily as a museum or profit making center and will need the flexibility to make alterations as needed to provide critical services and ease of public access.

Based upon a conversation with the NPS, the County understands that the preservation review process will assist the County in maintaining both the functionality of the building as a government service center and as a historic building.

The County has retained an architect and engineer experienced in historic preservation and the appropriate standards required. The only changes for public access needed at this time will involve internal mechanical updates to comply with Illinois state laws.

This will not change the historic nature of the building as the elevator and much of the building was remodeled in 1990.



10) FINANCIAL PLAN:

10a. Analysis of projected income from all sources:

attached Page c34 of the 2016-2017 Vermilion County budget – Tax Rate and Extensions

Vermilion County, Illinois
2016 - 2017 Fiscal Budget

VERMILION COUNTY GOVERNMENT Tax Rate and Extensions							
Fund:	FY 2014-15		FY 2015-16		FY 2016-17		
Max Levy	Rate	Extension	Rate	Extension	Rate	Levy Amt	
<i>Aggregate Levy</i>							
2500 001 General	0.204930	\$1,700,047	0.103280	\$877,822	0.1753567	\$1,490,434	
Open 002 IMRF	0.180820	\$1,500,036	0.217660	\$1,849,989	0.2009131	\$1,700,000	
0325 003 V C Health	0.031740	\$263,307	0.031720	\$269,602	0.0325000	\$276,231	
.1500 004 Mental Health	0.094800	\$786,436	0.094700	\$804,897	0.0948000	\$805,747	
Open 005 Liability	0.024110	\$200,010	0.093950	\$798,523	0.0294136	\$250,000	
.1000 007 County Highway	0.097280	\$807,010	0.087950	\$747,526	0.0901000	\$765,800	
Open 019 FICA (Social Security)	0.095440	\$800,041	0.120060	\$1,020,443	0.1212344	\$1,030,425	
.0500 052 County Bridge	0.040990	\$340,043	0.040010	\$340,063	0.0409900	\$348,392	
.0250 Vermilion County Coop Extension	0.012060	\$100,047	0.011780	\$100,123	0.0120600	\$102,503	
Aggregate Levy Subtotal	0.783170	\$6,496,977	0.801110	\$6,808,988	0.7964678	\$6,769,532	
006 PSB Rent	0.662990	\$5,499,995	0.683660	\$5,810,729	0.6882799	\$5,849,996	
Open 009 Law Enforcement 009 B & I	0.042782	\$346,534	0.041473	\$343,811	0.0533200	\$453,187	
Non-Aggregate Levy Subtotal	0.705772	\$5,846,529	0.725133	\$6,154,540	0.7415999	\$6,303,183	
<i>Abatement</i>							
Law Enforcement B & I	0.042782	\$346,534	0.041473	\$343,811	0.0533200	\$453,187	
Levy Totals	1.446160	\$11,996,972	1.484770	\$12,619,717	1.4847477	\$12,619,528	
Assessed Valuation		\$829,574,310		\$849,944,288		\$849,944,288	
Comparison:	FY 2014-15		FY 2015-16		FY 2016-17		
Max Levy	Rate	Extension	Rate	Extension	Rate	Levy Amt	
Total Tax Extension (\$\$ Not Abated)	1.488942	\$12,343,506	1.526243	\$12,963,528	1.5380677	\$13,072,715	
.1200 Rossville 1 - Ambulance	0.120000	\$9,409	0.120000	\$8,285	0.1200000	\$9,000	
.0250 Rossville 2 - Ambulance	0.016740	\$2,850	0.025000	\$5,610	0.0127017	\$2,850	
.0250 Grant Ambulance	0.024080	\$3,151	0.023030	\$3,150	0.0230300	\$3,150	
.1081 Northfork 1	0.082450	\$50,414	0.073320	\$50,415	0.0733143	\$50,411	
.0655 Northfork 2	0.065500	\$16,949	0.065500	\$17,574	0.0655000	\$18,997	
.0655 Northfork 3	0.051990	\$3,650	0.052770	\$3,649	0.0527632	\$3,649	
TOTALS	1.849702	\$12,428,929	1.885863	\$13,052,211	1.8853769	\$13,160,772	



attached Page b4 thru b6 of the 2016-2017 Vermilion County budget – Fund 001 Revenue

Vermilion County, Illinois
2016-2017 Fiscal Budget

Fund 001 - Recap of Estimated Revenues

Line Item Object-Description	Actual Revenue History FY 2014-2015	Adopted Revenue Budget FY 2015-2016	Revised Revenue Budget FY 2015-2016	Estimated Revenue Budget FY 2016-2017
Proj 00 General				
Revenues				
03101 Real Estate Taxes	\$1,707,546	\$877,775	\$877,775	\$1,490,434
Property Taxes	\$1,707,546	\$877,775	\$877,775	\$1,490,434
03201 Liquor License Fees	\$44,625	\$45,000	\$45,000	\$45,000
Licenses & Permits	\$44,625	\$45,000	\$45,000	\$45,000
03301 State Income Taxes	\$2,751,506	\$2,950,000	\$2,950,000	\$2,950,000
03303 Inheritance Tax	\$9,049	\$0	\$0	\$0
03304 Sales Tax/Regular	\$508,797	\$500,000	\$500,000	\$500,000
03305 Sales Tax/Supplemental	\$1,753,656	\$1,650,000	\$1,650,000	\$1,650,000
03306 Corp Replacement Tax	\$1,407,082	\$1,492,164	\$1,492,164	\$1,347,674
03307 Hotel/Motel Tax	\$2,668	\$4,000	\$4,000	\$4,000
03310 IPDA Reimb/Circuit Clerk	\$0	\$0	\$0	\$0
03311 State Salary Reimb/Pub Def	\$109,736	\$101,295	\$101,295	\$101,295
03312 State Salary Reimb/Probation	\$1,081,437	\$844,392	\$844,392	\$737,545
03313 State Salary Reim/JD Center	\$0	\$0	\$0	\$0
03314 State Salary Reimb/Asst Atty	\$0	\$0	\$0	\$0
03315 State Salary Reimb/St Atty	\$148,677	\$148,677	\$148,677	\$148,677
03316 State Salary Reimb/S of A	\$37,584	\$32,350	\$32,350	\$34,325
03317 State Salary Reimb/EMA	\$0	\$0	\$0	\$0
03318 S.S.A. Reimb/Prisoners	\$7,200	\$12,000	\$12,000	\$12,000
03321 EMA Grant Reimbursement	\$37,180	\$33,000	\$33,000	\$33,000
03324 Grant Funds	\$0	\$0	\$0	\$0
03325 Reimb/DARE Program	\$17,500	\$17,500	\$17,500	\$17,500
03326 W I B Grant/Travel Reimb	\$5,772	\$5,600	\$5,600	\$10,000
03327 Juv Account Incentive Grant	\$0	\$0	\$0	\$0
03328 Spec Circumstance - Grant	\$34,528	\$0	\$0	\$0
03338 IDPH Grant/Death Certificate	\$0	\$0	\$0	\$0
03355 CSEPP DECON/Building Grant	\$0	\$0	\$0	\$0
Intergovernmental Revenue	\$7,912,372	\$7,790,978	\$7,790,978	\$7,546,016
03501 Public & Co Fees/Cir Clerk	\$649,387	\$650,000	\$650,000	\$650,000
03502 Public & Co Fees/Cty Clerk	\$118,627	\$135,000	\$135,000	\$269,616
03503 Public & Co Fees/Recorder	\$227,531	\$215,000	\$215,000	\$215,000
03504 Public & Co Fees/Sheriff	\$121,297	\$150,000	\$150,000	\$265,505
03505 Public & Co Fees/Coroner	\$0	\$0	\$0	\$0
03506 Public & Co Fee/St Atty	\$117,646	\$110,000	\$110,000	\$110,000
03510 Court Security Fees	\$178,547	\$200,000	\$200,000	\$480,000
03519 Technology Services Fees	\$8,284	\$10,000	\$10,000	\$0
03540 Bond Processing Fee	\$39,240	\$40,000	\$40,000	\$40,000
03541 Sheriff's Services	\$23,791	\$20,000	\$20,000	\$20,000
03542 Special Response Team Fees	\$0	\$0	\$0	\$0



Vermilion County, Illinois
2016-2017 Fiscal Budget

Fund 001 - Recap of Estimated Revenues

LineItem Object-Description	Actual Revenue History FY 2014-2015	Adopted Revenue Budget FY 2015-2016	Revised Revenue Budget FY 2015-2016	Estimated Revenue Budget FY 2016-2017
Proj 00 General				
Revenues				
03543 Detention Income	\$0	\$0	\$0	\$0
03544 Traffic/Conservation Co. Fee	\$77,167	\$80,000	\$80,000	\$79,000
03545 Sheriff's Sale Fees	\$71,400	\$100,000	\$100,000	\$92,000
03546 Tilton Sewer Reimbursement	\$0	\$0	\$0	\$0
03548 Internal Co Serv	\$0	\$0	\$0	\$0
03556 State Police Vehicle Fees	\$5,834	\$7,500	\$7,500	\$5,500
Charges for Services	\$1,638,751	\$1,717,500	\$1,717,500	\$2,226,621
03601 Fines	\$145,490	\$165,000	\$165,000	\$165,000
03602 Bond Forfeiture	\$96,358	\$105,000	\$105,000	\$105,000
Fines & Forfeitures	\$241,848	\$270,000	\$270,000	\$270,000
03701 Interest	\$25,312	\$25,000	\$25,000	\$25,000
03702 Rent CSB/Annex	\$60,800	\$60,801	\$60,801	\$25,000
03703 Veriding Machines & Phones	\$0	\$0	\$0	\$0
03704 Public Def Client Reimb	\$22,580	\$21,000	\$21,000	\$21,000
03705 Periodic Imprisonment	\$0	\$0	\$0	\$0
03706 Surcharge/Circuit Clerk	\$28	\$100	\$100	\$50
03708 Penalty, Cost & Interest	\$168,960	\$200,000	\$200,000	\$200,000
03710 Miscellaneous	\$209,129	\$300,000	\$300,000	\$300,000
03712 Memorial Funds	\$950	\$0	\$0	\$0
03715 Lump Sum Surcharge	\$2,516	\$2,000	\$2,000	\$2,000
03717 Gain on Sale of U.S. Treasury	\$0	\$0	\$0	\$0
03719 .5% DNA ID-Circuit Clerk	\$630	\$1,000	\$1,000	\$1,000
03720 2% DNA ID-Circuit Clerk	\$0	\$0	\$0	\$0
03721 5% Youth Diversion	\$739	\$1,000	\$1,000	\$1,000
03723 FTA Warrant Fee	\$41,790	\$41,000	\$41,000	\$42,000
03724 VMNH Revenue	\$482,485	\$0	\$0	\$0
03725 Windfarm Revenue	\$0	\$0	\$0	\$0
03726 Franchise Fees	\$112,232	\$113,000	\$113,000	\$113,000
03727 Gambling Revenue	\$119,078	\$110,000	\$110,000	\$110,000
Miscellaneous Revenues	\$1,247,229	\$874,901	\$874,901	\$840,050
03902 Transfers In	\$170,011	\$145,800	\$145,800	\$185,000
03904 Transfer from Fund 009	\$0	\$0	\$0	\$0
Other Financing Sources	\$170,011	\$145,800	\$145,800	\$185,000
Subtotal	\$12,962,382	\$11,721,954	\$11,721,954	\$12,603,121



Vermilion County, Illinois
 2016-2017 Fiscal Budget

Fund 001 - Recap of Estimated Revenues

Line Item Object-Description	Actual Revenue History FY 2014-2015	Adopted Revenue Budget FY 2015-2016	Revised Revenue Budget FY 2015-2016	Estimated Revenue Budget FY 2016-2017
Proj 54 RHP Revenues				
03710 Revenues	\$0	\$0	\$0	\$0
Miscellaneous Revenues	\$0	\$0	\$0	\$0
Subtotal	\$0	\$0	\$0	\$0
Total Revenues	\$12,962,382	\$11,721,954	\$11,721,954	\$12,603,121



Additionally, we have attached a specific budget for the operations and initial remodel of the building for County use. We will maintain a specific separate building operations budget and will dedicate funds for maintenance of the building to ensure its continued functionality and preservation. We are not a profit making venture and so our source of any revenue comes from taxes and local government shares from the State of Illinois. We will dedicate a portion of this to building maintenance, but the majority of our revenue will go to needed government operations as required by law. Any budget surplus will be maintained for government services with an ample amount in capital improvements to service all county owned buildings including the federal court house. The County cannot dedicate "all" revenue to one building however.

The County will add and maintain a separate line item(s) for expenditures associated with the Federal Courthouse which will be referred to by the County as the County Annex building. In all events, there will be a separate accounting for expenditures related to the building for appropriate auditing and review.

10b. Analysis of projected expenses for:

- i) **Repair, rehabilitation and restoration** (if work will be phased, briefly describe each phase, indicate the corresponding time schedule, and group projected expenses by phase):

Initially, the County will need to arrange office interiors to accommodate each office. Wiring, internet and other technology will need to be completed prior to re-locating any offices. Any ADA requirements will need to be included prior to actual occupation of the building. The move to the building by County will be phased to limit disruption of essential government services.

The County acknowledges any physical changes to the building beyond what the County has proposed in the Master Plan must have NPS and IL SHPO review/approval first. With regard to window replacement that has been described on page 16 Feature B, but has stated any work will be consistent with historic preservation standards. So far as, any potential switch to LED lighting, the fixtures will not be changed, only the bulbs will be changed.

There is a projected detail budget by year in pages 60 to 62.

The term "additional cost" as outlined on pages 59 to 62 refer to a more exact articulation of the costs to move to and operate the old Federal Courthouse building in order to maintain it as the County Annex building. However, all anticipated summary costs are outlined on page 59.

Estimated Cost for New Courthouse Annex		
Departments	Summary	New All together
Additional Cost for 2017	\$696,000.00	\$866,500.00
Additional Cost for 2018	\$133,000.00	\$218,000.00
Additional Cost for 2019	\$133,000.00	\$183,000.00
Additional Cost for 2020	\$133,000.00	\$153,000.00
Additional Cost for 2021	\$133,000.00	\$228,000.00
New additional cost total	\$1,228,000.00	
New Total Estimated Budget for 5 years	\$1,648,500.00	\$1,648,500.00



ii) **Recurring maintenance requirements:**

Ongoing maintenance will be attended to and is described in the specific budget. Such new items include housekeeping, elevator maintenance, heating and cooling maintenance, fire alarm and sprinkling maintenance, window security and maintenance, re-keying the building and individual offices and landscaping. See Detail Budget:

Detail 2017 Budget for New Courthouse Annex

Project	Estimate	Status	Budget Category
Acquire parking			Capital
Maintenance tools	\$5,000.00		Capital
New man lift	\$14,000.00		Equipment
Additional housekeeper			Capital
Additional A/C tech			Capital
Upgrade Alarm and Security system	\$6,000.00		Capital
Supplies to maintain A/C systems	\$10,000.00		Supplies
3 new heat pumps	\$15,000.00		Capital
Renovation to offices	\$75,000.00		Capital
Move from Annex to Fed Courthouse			Capital
New housekeeping equipment	\$11,500.00		Equipment
Re-key building	\$2,500.00		Capital
Landscaping	\$3,000.00		Capital
6 dehumifiers for basement	\$2,500.00		Capital
Start the switch to LED lighting	\$2,000.00		Capital
Freon to maintain all A/C units	\$24,000.00		Capital
Total	\$170,500.00		

Elevator Maintenance	\$12,000.00
Cooling Tower Maintenance/Chemicals	\$3,000.00
Alarm/Sprinkler Monitoring and Testing	\$3,000.00
Building Maintenance	\$75,000.00
Additional Housekeepers and Supplies	\$40,000.00
Elevator Upgrades	\$13,000.00
Window Replacement	\$40,000.00
Repair Concrete Wheelchair Ramp	\$10,000.00
Move from Annex to Fed Courthouse	\$500,000.00
Additional cost for 2017	\$696,000.00

Total new estimated cost for 2017	\$866,500.00
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Detail 2018 Budget for New Courthouse Annex

Project	Estimate	Status	Budget Category
Paint all outside window frames	\$25,000.00		Capital
2 new heat pumps	\$10,000.00		Capital
Renovations to offices	\$30,000.00		Capital
Landscaping	\$3,000.00		Capital
Seal and stripe parking lot	\$10,000.00		Capital
LED lighting renovation	\$2,000.00		Capital
Supplies to maintain A/C system	\$5,000.00		Supplies
Total	\$85,000.00		

Elevator Maintenance	\$12,000.00
Cooling Tower Maintenance/Chemicals	\$3,000.00
Alarm/Sprinkler Monitoring and Testing	\$3,000.00
Building Maintenance	\$75,000.00
Additional Housekeepers and Supplies	\$40,000.00
Additional cost for 2018	\$133,000.00

Total new estimated cost for 2018	\$218,000.00
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Detail 2019 Budget for New Courthouse Annex

Project	Estimate	Status	Budget Category
2 New heat pumps	\$10,000.00		Capital
Office renovations	\$30,000.00		Capital
Landscaping	\$3,000.00		Capital
LED lighting renovation	\$2,000.00		Capital
Supplies to maintain A/C system	\$5,000.00		Supplies
Total	\$50,000.00		

Elevator Maintenance	\$12,000.00
Cooling Tower Maintenance/Chemicals	\$3,000.00
Alarm/Sprinkler Monitoring and Testing	\$3,000.00
Building Maintenance	\$75,000.00
Additional Housekeepers and Supplies	\$40,000.00
Additional cost for 2019	\$133,000.00

Total new estimated cost for 2019	\$183,000.00
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Detail 2020 Budget for New Courthouse Annex

Project	Estimate	Status	Budget Category
LED lighting renovation	\$2,000.00		Capital
Landscaping	\$3,000.00		Capital
2 new heat pumps	\$10,000.00		Capital
Supplies to maintain A/C system	\$5,000.00		Supplies
Total	\$20,000.00		

Elevator Maintenance	\$12,000.00
Cooling Tower Maintenance/Chemicals	\$3,000.00
Alarm/Sprinkler Monitoring and Testing	\$3,000.00
Building Maintenance	\$75,000.00
Additional Housekeepers and Supplies	\$40,000.00
Additional cost for 2020	\$133,000.00

Total new estimated cost for 2020	\$153,000.00
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Detail 2021 Budget for New Courthouse Annex

Project	Estimate	Status	Budget Category
Seal and stripe parking lot	\$10,000.00		Capital
Landscaping	\$3,000.00		Capital
LED lighting renovation	\$2,000.00		Capital
Supplies to maintain A/C system	\$5,000.00		Supplies
Boilers	\$75,000.00		Capital
Total	\$95,000.00		

Elevator Maintenance	\$12,000.00
Cooling Tower Maintenance/Chemicals	\$3,000.00
Alarm/Sprinkler Monitoring and Testing	\$3,000.00
Building Maintenance	\$75,000.00
Additional Housekeepers and Supplies	\$40,000.00
Additional cost for 2021	\$133,000.00

Total new estimated cost for 2021	\$228,000.00
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iii) Administration and operation:

The costs of administration will largely be those of security and utilities such as heating and cooling. All are noted in the building specific budget above.

Line Item Object-Description	Actual Expenditure History FY 2014-2015	Adopted Expenditure Budget FY 2015-2016	Revised Expenditure Budget FY 2015-2016	Estimated Expenditure Budget FY 2016-2017
Proj 62 Annex				
Expenditures.				
04294: Maint/Repair-Buildings	\$3,972	\$10,000	\$10,000	\$10,000
04295: Contractual/Maint & Repair	\$12,383	\$15,000	\$15,000	\$15,000
04315: Electricity/Gas	\$35,533	\$45,000	\$45,000	\$45,000
04316: Water	\$5,868	\$6,500	\$6,500	\$6,500
Other Services & Charges	\$57,756	\$76,500	\$76,500	\$76,500
Subtotal	\$57,756	\$76,500	\$76,500	\$76,500

10c. Provisions for disposition of excess income:

The law requires that all income in excess of costs for repair rehabilitation, restoration and maintenance shall be used by the Grantee only for public historic preservation, or park or recreational purposes (when all preservation needs have been adequately addressed). A reasonable amount of any excess proceeds may be carried forward from year to year to meet such costs.

As a County government, our revenue is dedicated to public service. We will maintain a budget for capital improvements and maintenance, but we cannot obligate all revenue to building maintenance or historic preservation. With that being said, the County interest in occupying the building is to preserve its identity as a government building and focal point of public service. Maintaining the character and visibility of the federal courthouse as a County government operations center will demand maintenance of the building and its historic properties.

In response to a request for clarification from the NPS the intent of the County is to allocate sufficient income from taxes and other sources of revenue to ensure that the treatment and maintenance of the building is up to appropriate standards to allow for preservation and functionality of the building.

d. Description of accounting and financial procedures:

These must include provision for an independent audit every two years, the cost to be borne by the Grantee, and for audit report based thereon to be submitted every two years, together with a financial report, to the Secretary of the Interior.

Our County undergoes an annual audit as required by law. As part of that audit we will have our building operations budget audited as well. All audits are publicly displayed and available for inspection and will be submitted as required.



11) CAPABILITY:

Give a full statement of legal authority and ability to finance, operate, and maintain the property. Furnish complete information about the adequacy of staff to be made available to develop and operate the project and the Applicant's qualifications for the development and operation of historic property.

Under Illinois law, the County is authorized to acquire and maintain public buildings and is in fact required to provide necessary office space to the governmental units associated with County service to the public. 55 ILCS 5/5-1015 allows the county to have the care and custody of real and personal property. While not intended to be operated as a museum, the County under 55 ILCS 5/5-1038 is permitted to own and operate a historical museum. For public purposes, the County may lease property owned by the County for \$1.00 per year under 55 ILCS 5/5-1049.1. The County may, to the extent property is determined to be surplus, rent property for any purpose under 55 ILCS 5/5-1049.2. It is not likely that any part of the building here will be considered surplus, but other government agencies such as our local U.S. Congressman may rent space as they provide a public service. Centralizing government offices to provide a "one stop" location where possible is a goal of the County. Under 55 ILCS 5/5-1005, the County is generally authorized to acquire and hold property, to own property for the purpose of preserving historical spots in the county and to restore and maintain them.

Vermillion County shall comply with all applicable codes, laws, and regulations governing the maintenance of property. It is the intent of the County to comply with the Historic Surplus Property Program and to preserve the former Danville Federal Building and U.S. Courthouse from deliberate or inadvertent neglect all character-defining exterior and interior features. The property shall be preserved against decay and deterioration and shall be free from structural defects through prompt corrections of any of the following defects:

- a. Facades which may fall and injure members of the public or property;
- b. Deteriorated or inadequate foundation, defective or deteriorated flooring or floor supports, deteriorated walls or other vertical structural supports;
- c. Members of ceilings, roofs, ceiling and roof supports or other horizontal members which sag, split or buckle due to defective material or deterioration;
- d. Deteriorated or ineffective waterproofing or exterior walls, roofs, foundations or floors, including broken windows or doors;
- e. Defective or insufficient weather protection for exterior wall covering, including lack of paint or weathering due to lack of paint or protective covering;
- f. Any fault or defect in the building which renders it not properly watertight or structurally unsafe.

In the event the NPS determines that the former Danville Federal Building and U.S. Courthouse is affected by the above-mentioned defects and therefore substantively out of compliance with the approved Program of Preservation and Utilization; the NPS shall notify the Chairman of Vermillion County in writing, stating the reasons therefore. The County shall commence work to rectify the specifics within 60 days from the date of the notice, or within a reasonable period of time to be negotiated between the NPS and the County.



The process for amending the Program of Preservation and Utilization is as follows:

- a. The Program of Preservation and Utilization may be amended from time to time at the request of either the Applicant of the Government, with the written concurrence of the other party. Amendments entail substantive changes from the approved preservation, use, financial or management plans as established in this Program of Preservation and Utilization.
- b. Proposed amendments shall be submitted by either party and shall include the following:
 - i) identify the specific section(s) of the Program of Preservation and Utilization;
 - ii) describe the pertinent proposed change(s) to the preservation, use, financial and/or management plans;
 - iii) include data, maps, reports, and information to support the desire or need for the proposed amendment.
- c. Amendments proposed by either party must conform to the Historic Surplus Property Program, the *Secretary of the Interior's Standards for the Treatment of Historic Properties*, and comply with Section 106 of the National Historic Preservation Act, as amended, and the National Environmental Policy Act, as amended;
- d. Review and approval of proposed amendments requires NPS consultation with the IL SHPO, in compliance with Section 106 of the National Historic Preservation Act, as amended;
- e. Approval of proposed amendments require NPS consultation with the GSA, in compliance with section 550(b)(2) of the Federal Property and Administrative Services Act;
- f. Within 30 days of IL SHPO concurrence and GSA approval, the NPS shall provide written notice to the Applicant and GSA that a proposed amendment has been approved, and that the amendment has been added to, and become a part of, the original PPU.



12) RESOLUTION:

Attach a certified copy of a resolution or certificate of legal authority to take necessary action --see sample format on following page--from the appropriate governing body or official. At a minimum, the document should contain the following:

- 12a. Identification of the name, location, GSA control number and acreage of the property for which you are applying;
- 12b. An authorization of the Application for and acquisition of the specified property for historic monument purposes;
- 12c. A designation by title of a specific official to act as the authorized representative in all matters pertaining to the transfer of the property; Michael T. Marron, County Board Chairman of Vermilion County.
- 12d. A statement that the Application is being made for acquisition of the property under the provision of 40 U.S.C. 550(h), et. seq., and regulations and procedures promulgated thereunder;

The County is applying for acquisition of this property under the cited section of the United States Code as a historic building. As stated, we are not a profit making organization and "all revenue" cannot be dedicated to one building. We will properly maintain the building however. The County desires to preserve this historic building and make it accessible to public use and viewing. It will be an operating governmental building. The revenue received from tax levy's, sales tax, revenue sharing and all other sources of governmental revenue will be allocated to serve the needs of Vermilion County and it's governmental services. A proper amount will be allocated to maintain the building. It is in the County's interest to maintain its center of operations.

- 12e. Where applicable, certification that the Applicant is authorized, willing, and able to conduct compatible revenue-producing activities, and that regardless of any revenues derived from such activities, the Applicant is financially able to utilize said property for historic monument purposes as set forth in its "Program of Preservation and Utilization" and in accordance with the requirement of said Act and regulations and procedures promulgated thereunder;

This will not be applicable.

- 12f. Where applicable, certification that any income in excess of costs of repair, rehabilitation, restoration, and maintenance shall be used by the Applicant only for public historic preservation, park or recreational purposes as enunciated in the "Program of Preservation and Utilization";

This will not be applicable, but see 12d.

- 12g. Certification that the Applicant is willing and authorized to pay the administrative expenses incident to the transfer;

And

- 12h. Certification that the Applicant is authorized, willing, and in a position to assume immediate care and maintenance of the property.



RESOLUTION/CERTIFICATE OF AUTHORITY (SAMPLE FORMAT)

Where, certain real property owned by the United States, located in the County of Vermilion, State of Illinois has been declared surplus and at the discretion of the Administrator of the General Services Administration (Administrator), may be conveyed for historic monument purposes to a State, political subdivision, instrumentalities thereof, or municipality, under the provisions of 40 U.S.C. 550(h), et. seq., and rules and regulations promulgated pursuant thereto, more particularly described as follows:

Federal Building and U.S. Courthouse-Danville, IL., 0.70 acre site, GSA control number 1-G-IL-810.

Whereas, Vermilion County, Illinois needs and will utilize said property in perpetuity for historic monument purposes as set forth in its Application and in accordance with the requirements of said Act and the rules and regulations promulgated thereunder; and

Whereas, the Applicant is authorized, willing and able to conduct compatible revenue-producing activities, and that regardless of any revenues derived from such activities, Applicant is financially able to utilize said property for historic monument purposes as set forth in its "Program of Preservation and Utilization" and in accordance with the requirements of said Act and regulations and procedures promulgated thereunder; and

Whereas, the Applicant agrees that any income in excess of costs of repair, rehabilitation, restoration and maintenance shall be used by the Applicant only for public historic preservation, park or recreational purposes as enunciated in its "Program of Preservation and Utilization";

Now, Therefore, Be It Resolved, that Vermilion County, Illinois shall make Application to the Administrator for and secure the transfer to it of the above-mentioned property for said use upon and subject to such exceptions, reservation, terms, covenants, agreements, conditions, and restrictions as the Secretary of the Interior, and the Administrator, or their authorized representatives, may require in connection with the disposal of said property under said Act and the rules and regulations issued pursuant thereto; and Be It Further Resolved that Vermilion County, Illinois has legal authority, is willing, and is in a position to assume immediate care and maintenance of the property, and that Michael T. Marron, Chairman of the Vermilion County Board be and he/she is hereby authorized, for and on behalf of the Vermilion County, Illinois to do and perform any and all acts and things which may be necessary to carry out the foregoing resolution, including the preparing, making, and filing of plans, Applications, reports, and other documents; the execution, acceptance, delivery, and recordation of reports, and other documents; the execution, acceptance, delivery, and recordation of agreements, deeds, and other instruments pertaining to the transfer of said property, including the filing of copies of the Application and the conveyance documents in the records of the governing body, and the payment of any and all sums necessary on account of the purchase price thereof or fees or costs incurred in connection with the transfer of said property for survey, title searches, recordation of instruments, or other costs identified with the Federal surplus property acquisition.

Michael T. Marron, Chairman for Vermilion County, Illinois

6 N. Vermilion Street Danville, IL. 61832

(Address)

I, Cathy Jenkins , hereby certify that I am the County Clerk of Vermilion County and that the foregoing resolution is a true and correct copy of the resolution adopted by the vote of a majority of the members of said County Board of Vermilion County present at a meeting of said body on the 14 day of March, 2017, at which a quorum was present.

(original signature of Certifying Official)



Xerox® Color C70 Printer

EX-i Fiery® Color Server



Server Info

Version: 2.1
 Memory (MB): 1920
 Date: 03/29/2024 05:31:21
 Last Calibration: 06/30/2010 14:45:37
 Server Name: C60-C70-9775

Port Setup

Enable Ethernet: Yes

Protocol Setup

Enable AppleTalk: No
 IPv4 Setup
 Ethernet Setup
 IP Address: 172.30.53.104
 Subnet Mask: 255.255.255.0
 Enable IPv6: Yes
 Ethernet Setup
 IP Address(es)
 fe80:0000:0000:0000:a242:3fff:fe3b:9775/64

Service Setup

Enable LPD: Yes
 Enable Windows Printing: Yes
 · Workgroup or Domain: WORKGROUP
 Enable IPP: Yes
 Enable Port 9100: Yes
 Port 9100 Queue: Print Queue

Printer Setup

Publish Direct Connection: Yes
 Publish Print Queue: Yes
 Publish Hold Queue: Yes

Printer Info

Copier Name : Xerox Color C70 Printer

Printer Installed Options

Tray 6
 BR Finisher with BookletMaker Punch (NA)
 Standard Fuser

Configuration Mode : Direct

