

Peoria County

Peoria County, Illinois



Urgent needs for facility maintenance

On the banks of the mighty Illinois River in Central Illinois, Peoria County is home to more than 180,000 people and headquarters for the company that makes the world's most recognizable yellow bulldozers: Caterpillar Tractor.

Incorporated in 1825, Peoria County government manages a dozen public facilities, including the county courthouse, health department and emergency services facilities. In 2002, disaster struck when a broken water pipe in the courthouse went unnoticed over a weekend, inflicting a million dollars in damage.

After repairs were completed, Peoria County began upgrading other facilities in which maintenance had been deferred. Peoria County initially used a 'pay-as-you-go' approach, but ultimately performed many improvements through a guaranteed energy savings performance contract that was awarded to Johnson Controls.

A comprehensive plan

In recent years, the Peoria County Board has adopted a series of policies and initiatives that have resulted in a turnaround in the County's financial position. Working with these forward-thinking county board members and officials, Johnson Controls developed a holistic, long-term approach to facilities maintenance that will generate significant cost savings in equipment installation, operation, energy usage and maintenance.

In 2007, Peoria County awarded Johnson Controls a \$5.8 million performance contract for heating, air conditioning and ventilation system improvements to the courthouse, jail and health department. The project was completed more than three months ahead of schedule.

Cost savings and other benefits – today and tomorrow

Funding for the project came from over \$1 million in energy savings generated by the improvements and from the avoidance of future capital expenditures. In addition, Johnson Controls will train Peoria County staff to perform maintenance on the new equipment, generating additional ongoing savings.

The facilities improvements were made with minimum disruptions to county operations. And they were performed by the local Johnson Controls office and local subcontractors, which had a positive impact on the Peoria economy.

Peoria County and Johnson Controls are already planning a phase two of improvements that is expected to include the use of renewable energy and a green roof system.