



104TH GENERAL ASSEMBLY

State of Illinois

2025 and 2026

SB1343

Introduced 1/28/2025, by Sen. Doris Turner

SYNOPSIS AS INTRODUCED:

20 ILCS 405/405-315

was 20 ILCS 405/67.24

Amends the Department of Central Management Services Law of the Civil Administrative Code of Illinois. In provisions regarding the management of State buildings, grants the Department of Central Management Services the power to manage, operate, maintain, and preserve from waste real properties (rather than only real properties transferred to the Department under a specified provision). Authorizes the Department of Central Management Services to grant easements and accept easements with respect to the affected properties, on such terms and conditions that in the judgment of the Director of Central Management Services are in the best interests of the State. Removes the James R. Thompson Center in Chicago from the list of properties managed by the Department of Central Management Services. Adds 115 South LaSalle Street in Chicago to the list of properties managed by the Department of Central Management Services. Makes conforming changes.

LRB104 06300 BDA 16335 b

1 AN ACT concerning State government.

2 **Be it enacted by the People of the State of Illinois,**
3 **represented in the General Assembly:**

4 Section 5. The Department of Central Management Services
5 Law of the Civil Administrative Code of Illinois is amended by
6 changing Section 405-315 as follows:

7 (20 ILCS 405/405-315) (was 20 ILCS 405/67.24)

8 Sec. 405-315. Management of State buildings and other real
9 properties; security force; fees.

10 (a) To manage, operate, maintain, and preserve from waste
11 the State buildings, facilities, structures, grounds, or other
12 real properties, including, without limitation, the real
13 properties ~~property~~ transferred to the Department under
14 Section 405-415, including, without limitation, the State
15 buildings listed below, and to grant easements and accept
16 easements with respect to those properties, on such terms and
17 conditions that in the judgment of the Director are in the best
18 interests of the State. The Department may rent portions of
19 these and other State buildings when in the judgment of the
20 Director those leases or subleases will be in the best
21 interests of the State. The leases or subleases shall not
22 exceed 5 years unless a greater term is specifically
23 authorized.

- 1 a. Peoria Regional Office Building
- 2 5415 North University
- 3 Peoria, Illinois 61614
- 4 b. Springfield Regional Office Building
- 5 4500 South 6th Street
- 6 Springfield, Illinois 62703
- 7 c. Champaign Regional Office Building
- 8 2125 South 1st Street
- 9 Champaign, Illinois 61820
- 10 d. Illinois State Armory Building
- 11 124 East Adams
- 12 Springfield, Illinois 62706
- 13 e. Marion Regional Office Building
- 14 2209 West Main Street
- 15 Marion, Illinois 62959
- 16 f. Kenneth Hall Regional State Office
- 17 Building
- 18 #10 Collinsville Avenue
- 19 East St. Louis, Illinois 62201
- 20 g. Rockford Regional Office Building
- 21 4402 North Main Street
- 22 P.O. Box 915
- 23 Rockford, Illinois 61105
- 24 h. State of Illinois Building
- 25 160 North LaSalle
- 26 Chicago, Illinois 60601

1 i. Office and Laboratory Building

2 2121 West Taylor Street

3 Chicago, Illinois 60602

4 j. Central Computer Facility

5 201 West Adams

6 Springfield, Illinois 62706

7 k. Elgin Office Building

8 595 South State Street

9 Elgin, Illinois 60120

10 l. (Blank.) ~~James R. Thompson Center~~11 ~~Bounded by Lake, Clark, Randolph and~~12 ~~LaSalle Streets~~13 ~~Chicago, Illinois~~

14 m. The following buildings located within the Chicago

15 Medical Center District:

16 1. Lawndale Day Care Center

17 2929 West 19th Street

18 2. Edwards Center

19 2020 Roosevelt Road

20 3. Illinois Center for

21 Rehabilitation and Education

22 1950 West Roosevelt Road and 1151 South Wood Street

23 4. Department of Children and

24 Family Services District Office

25 1026 South Damen

26 5. The William Heally School

1 1731 West Taylor

2 6. Administrative Office Building

3 1100 South Paulina Street

4 7. Metro Children and Adolescents Center

5 1601 West Taylor Street

6 n. E.J. "Zeke" Giorgi Center

7 200 Wyman Street

8 Rockford, Illinois

9 o. Suburban North Facility

10 9511 Harrison

11 Des Plaines, Illinois

12 p. The following buildings located within the Revenue

13 Center in Springfield:

14 1. State Property Control Warehouse

15 11th & Ash

16 2. Illinois State Museum Research & Collections

17 Center

18 1011 East Ash Street

19 q. Effingham Regional Office Building

20 401 Industrial Drive

21 Effingham, Illinois

22 r. The Communications Center

23 120 West Jefferson

24 Springfield, Illinois

25 s. Portions or all of the basement and

26 ground floor of the

1 State of Illinois Building

2 160 North LaSalle

3 Chicago, Illinois 60601

4 t. 115 South LaSalle Street, Chicago, Illinois

5 may be leased or subleased to persons, firms, partnerships,
6 associations, or individuals for terms not to exceed 15 years
7 when in the judgment of the Director those leases or subleases
8 will be in the best interests of the State.

9 ~~Portions or all of the commercial space, which includes~~
10 ~~the sub-basement, storage mezzanine, concourse, and ground and~~
11 ~~second floors of the~~

12 ~~James R. Thompson Center~~

13 ~~Bounded by Lake, Clark, Randolph and LaSalle Streets~~

14 ~~Chicago, Illinois~~

15 ~~may be leased or subleased to persons, firms, partnerships,~~
16 ~~associations, or individuals for terms not to exceed 15 years~~
17 ~~subject to renewals when in the judgment of the Director those~~
18 ~~leases or subleases will be in the best interests of the State.~~

19 The Director is authorized to rent portions of the above
20 described facilities to persons, firms, partnerships,
21 associations, or individuals for terms not to exceed 30 days
22 when those leases or subleases will not interfere with State
23 usage of the facility. This authority is meant to supplement
24 and shall not in any way be interpreted to restrict the
25 Director's ability to make portions of the State of Illinois
26 Building ~~and the James R. Thompson Center~~ available for

1 long-term commercial leases or subleases.

2 Notwithstanding the provisions above, the Department of
3 Children and Family Services and the Department of Human
4 Services (as successor to the Department of Rehabilitation
5 Services and the Department of Mental Health and Developmental
6 Disabilities) shall determine the allocation of space for
7 direct recipient care in their respective facilities. The
8 Department of Central Management Services shall consult with
9 the affected agency in the allocation and lease of surplus
10 space in these facilities. Potential lease arrangements shall
11 not endanger the direct recipient care responsibilities in
12 these facilities.

13 (b) To appoint, subject to the Personnel Code, persons to
14 be members of a police and security force. Members of the
15 security force shall be peace officers when performing duties
16 pursuant to this Section and as such shall have all of the
17 powers possessed by policemen in cities and sheriffs,
18 including the power to make arrests on view or issue citations
19 for violations of State statutes or city or county ordinances,
20 except that in counties of more than 1,000,000 population, any
21 powers created by this subsection shall be exercised only (i)
22 when necessary to protect the property, personnel, or
23 interests of the Department or any State agency for whom the
24 Department manages, operates, or maintains property or (ii)
25 when specifically requested by appropriate State or local law
26 enforcement officials, and except that within counties of

1 1,000,000 or less population, these powers shall be exercised
2 only when necessary to protect the property, personnel, or
3 interests of the State of Illinois and only while on property
4 managed, operated, or maintained by the Department.

5 Nothing in this subsection shall be construed so as to
6 make it conflict with any provisions of, or rules promulgated
7 under, the Personnel Code.

8 (c) To charge reasonable fees for the lease, rental, use,
9 or occupancy of State facilities managed, operated, or
10 maintained by the Department. All moneys collected under this
11 Section shall be deposited in a revolving fund in the State
12 treasury known as the Facilities Management Revolving Fund.

13 (d) Provisions of this Section relating to the James R.
14 Thompson Center are subject to the provisions of Section 7.4
15 of the State Property Control Act.

16 (Source: P.A. 93-19, eff. 6-20-03; 93-839, eff. 7-30-04;
17 94-91, eff. 7-1-05.)