

**DuPAGE AIRPORT AUTHORITY  
CAPITAL DEVELOPMENT, LEASING AND CUSTOMER FEES COMMITTEE  
WEDNESDAY, MAY 23, 2018**

The meeting of the Capital Development, Leasing and Customer Fees Committee of the DuPage Airport Authority Board of Commissioners was convened at the Daniel L. Goodwin Flight Center Building, First Floor Conference Room, 2700 International Drive, West Chicago, Illinois on Wednesday, May 23, 2018. Committee Chairman Wagner called the meeting to order at 1:30 p.m. and there was a quorum present for the meeting.

**Commissioners Present:** Chavez, Ledonne, Posch, Sharp, Wagner.

**Absent:** None

**DAA Staff Present:** Executive Director David Bird; Mark Doles, Director of Aviation Facilities and Properties; Patrick Hoard, Director of Finance and Prairie Landing Golf Club; Robb Walker, Senior Accountant; Dan Barna, Operations and Capital Program Manager; Pamela Miller, Executive Assistant and Board Liaison.

**Others:** Phil Luetkehans, Schirott, Luetkehans and Garner; Jim Savio, Sikich; John Archer, CH2M.

**Press:** None

**CAPITAL DEVELOPMENT**

**NEW BUSINESS**

**Proposed Resolution 2018-2170; Award of Contract to BP&T Construction Company for the Prairie Landing Clubhouse Painting and Trim Repair Project.**

*Authorizes a painting and trim repair project and the Prairie Landing Clubhouse and restroom shelter. Total authorized construction not-to-exceed \$50,146.80, which includes a 10% owner's contingency.*

Dan Barna explained the scope of this project and the costs associated. He continued that the firm of Jacobs/JA Watts was utilized to prepare plans and specification for this project. Four (4) bids were received and BP&T Construction Company was determined to be the low, responsive and responsible bidder. Discussion followed.

A **MOTION** was made by Commissioner Ledonne for Proposed Resolution 2018-2170; Award of Contract to BP&T construction Company for the Prairie Landing Clubhouse Painting and Rim Repair Project. The **motion was seconded** by Commissioner Sharp and was unanimously passed by roll call vote (5-0).

**Proposed Resolution 2018-2171; Award of Contract to Northern Illinois Fence, Inc. for Fence Post and Foundation Repairs.**

*Authorizes a project to repair 90 fence posts and foundations along Keil Road and DuPage Drive. Total authorized construction not-to-exceed \$31,668 which includes a 4% owner's contingency.*

Mr. Barna reviewed the scope of work for this project to repair the significant gaps that have occurred in the fence creating a wildlife and security hazard. He added bids were solicited for

this project and three (3) bids were received; Northern Illinois Fence was determined to be the low responsive and responsible bidder. Discussion followed.

A **MOTION** was made by Commissioner Ledonne to approve Proposed Resolution 2018-2171; Award of Contract to Northern Illinois Fence, Inc. for Fence Post and Foundation Repairs. The **motion was seconded** by Commissioner Sharp and was unanimously passed by roll call vote (5-0).

**Proposed Resolution 2018-2172; Ratification of the Executive Director's Execution of a Change Order to the Contract with Municipal Well & Pump for Golf Course Irrigation Pump Station Motor Replacement and Pump Rehabilitation.**

*Ratifies the Executive Director's execution of a Change Order to add new column pipe and new pumps to the Golf Course Irrigation Pump Station Motor Replacement and Pump Rehabilitation Project. Increases the original authorized construction cost of \$58,499 to \$61,449.*

Mr. Barna explained the project for golf course irrigation pump station motor replacement and pump rehabilitation was previously approved by the Board. He continued that when this project began and the column pipes, pumps and motors were removed, it was determined the column pipes and pumps were not salvageable and needed to be replaced to complete the project. Due to timing issues, the Executive Director authorized a Change Order to the contract with Municipal Well & Pump and staff is seeking the Boards approval of the Executive Director's action. Discussion followed.

A **MOTION** was made by Commissioner Ledonne to approve Proposed Resolution 2018-2172; Ratification of the Executive Director's Execution of a Change Order to the Contract with Municipal Well & Pump for Golf Course Irrigation Pump Station Motor Replacement and Pump Rehabilitation. The **motion was seconded** by Commissioner Sharp and was unanimously passed by roll call vote (5-0).

**Proposed Resolution 2018-2173; Authorizing the Execution of an Intergovernmental Agreement with the State of Illinois Department of Transportation, Division of Aeronautics for Participation in the Airport Improvement Program Project Known as: Phase 1 – Pavement Rehabilitation of Apron Areas at Echo T-Hangars; DPA-4557.**

*Authorizes participation in a Federal/State/and locally funded project to mill and overlay hangar apron and taxiway pavement at the Echo T-Hangars including release of the Airport Authority's local share of \$90,382.*

Mr. Barna advised this Intergovernmental Agreement is required for the Airport Authority to begin Phase 1 of this grant funded project. Mr. Barna reviewed the scope of the project and the Airport Authority's share of the costs. He advised that Phase 2 of this grant funded project has been programmed for 2019 under the Transportation Improvement Program (TIP). Discussion followed.

A **MOTION** was made by Commissioner Ledonne to approve Proposed Resolution 2018-2173; Authorizing the Execution of an Intergovernmental Agreement with the State of Illinois Department of Transportation, Division of Aeronautics for Participation in the Airport Improvement Program Project Known as: Phase 1 – Pavement Rehabilitation of Apron Areas at

Echo T-Hangars; DPA-4557. The **motion was seconded** by Commissioner Sharp and was unanimously passed by roll call vote (5-0).

**Proposed Resolution 2018-2174; Authorization to Execute Service Order – 01 with Wight & Company for Professional Consulting Services Associated with Construction Plans for 3<sup>rd</sup> Floor Board Room at the DuPage Flight Center.**

*Authorizes execution of a Service Order with Wight & Company to provide plans to renovate vacant space on the 3<sup>rd</sup> floor of the Flight Center to be utilized as a Boardroom and meeting space for a fixed fee of \$30,000.00.*

Mark Doles stated as previously discussed with the Board, U. S. Customs has expressed a need for additional space. The Airport Authority budgeted funds in 2018 to build a standalone facility if required. Mr. Doles continued that staff would prefer to expand their current space in the Flight Center Building and Customs is agreeable to accomplish this. CH2M has been contracted to rehabilitate the Customs current space and include this Boardroom as a part of their new facility. On the third floor the vacant space originally utilized by TRECC will be redesigned to provide two small meetings rooms and one large boardroom to accommodate the Airport Authority's space requirements. He proceeded to discuss the scope of this project and advised Wight & Company was the original designer of the current 3<sup>rd</sup> floor space and will now prepare plans for the proposed renovation. Discussion continued.

A **MOTION** was made by Commissioner Posch to approve Proposed Resolution 2018-2174; Authorization to Execute Service Order – 01 with Wight & Company for Professional Consulting Services Associated with Construction Plans for 3<sup>rd</sup> Floor Boardroom at the DuPage Flight Center. The **motion was seconded** by Commissioner Ledonne and was passed by roll call vote (4-0). Commissioner Wagner abstained.

**Proposed Resolution 2018-2175; Approving the Concept Plan for the Norix Group, Inc., Innovation Drive at the DuPage Business Center.**

*Approves the concept Plan for Norix Group, Inc. for a manufacturing, warehouse facility on Innovation Drive in the DuPage Business Center on a 22.16-acre parcel.*

A **MOTION TO TABLE** Proposed Resolution 2018-2175; Approving the Concept Plan for the Norix Group, Inc., Innovation Drive at the DuPage Business Center was made by Commissioner Sharp. The **motion was seconded** by Commissioner Ledonne and was unanimously passed by roll call vote (5-0).

**Proposed Resolution 2018-2176; Authorization to Execute Task Order No. 14 with CH2M for Professional Design Services Associated with Preliminary Cul-De-Sac Design for the Norix Project in the DuPage Business Center.**

*Authorizes execution of a Task Order with CH2M to complete 20% design plans for a roadway north of the proposed Norix development in the DuPage Business Center for a not-to-exceed amount of \$27,104.52.*

Executive Director Bird explained that under the (PSA) Purchasing Sales Agreement with Norix the Airport Authority is required to construct an access road North of the proposed

development prior their occupancy; this work will not be undertaken until the Concept Plan submitted by Norix has been reviewed and approved by the Board. Discussion followed.

A **MOTION** was made by Commissioner Sharp to approve Proposed Resolution 2018-2176; Authorization to Execute Task Order No. 14 with CH2M for Professional Design Services Associated with Preliminary Cul-De-Sac Design for the Norix Project in the DuPage Business Center. The **motion was seconded** by Commissioner Ledonne and was unanimously passed by roll call vote (5-0).

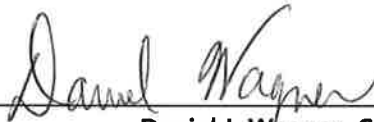
**RECESS TO EXECUTIVE SESSION**

There was no Executive Session.

**OTHER BUSINESS**

None

Commissioner Sharp made a **MOTION** to adjourn the Capital Development, Leasing and Customer Fees Committee Meeting; the **motion was seconded** by Commissioner Ledonne and was passed by unanimous voice vote. The committee meeting was adjourned at 1:53 p.m.



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**Daniel J. Wagner, Chairman**  
**Capital Development, Leasing and Customer Fees Committee**