

JOLIET REGIONAL PORT DISTRICT
General Board Meeting
MINUTES

October 28 , 2020 (Terminal Hangar for 6' spacing Covid-19)

CALL TO ORDER: Chairman Dave Silverman called the regular meeting to order at 12:00.

ROLL CALL: PRESENT Dave Silverman
Ray Soliman
Jason Cox
Jim Klick
Tony Deliberto
Joe Strong
Todd Randich
John Noak, via go to meeting
Dave Hill, via go to meeting

ABSENT: Herb Lande

GUESTS: John Gallo, Legal Counsel
Ken Carlson, Legal Counsel, via go to meeting
Ron Hudson, Primera Engineering
John Sebastian, Path Legal Counsel via Go To Meeting
John Cooney. Madison Construction via Go To Meeting

QUORUM: Dave Silverman declared a quorum and the Board was in session to officially conduct business. The new open meetings act , due to the pandemic, does not required all board members and interested participants to be present. Electronic presence is acceptable for anyone interested in being in attendance.

APPROVAL OF MINUTES:

MOTION by Jim Klick to approve the Minutes of September 23 and Special Meetings of October 8 & 15, 2020 of the Joliet Regional Port District. Seconded by Joe Strong. Resolution # 2020-0027 passed. 9 Ayes, 0 Nays, 1 Absent

TREASURERS REPORT, FINANCIAL REPORTS & BILLS AGAINST THE DISTRICT:

MOTION by Joe Strong to approve the unaudited Financial Statements and the Treasurer's Report presented by the Joliet Regional Port District and the University Airport dated September 30, 2020. Seconded by Jason Cox. Resolution # 2020-0028 passed. 9 Ayes, 0 Nays, 1 Absent.

Bills Against the District:

- Michael Baker International payout #14 \$13,460.95
- Michael Baker International payout #15 \$14,989.06

MOTION by Ray Soliman to pay the billing invoices as submitted. Seconded by Jim Klick. Approved: 9 Ayes, 0 Nays, 1 Absent.

- Tai Ginsburg & Associates \$ 3,000.00

MOTION by Anthony Deliberto to pay the billing invoice as submitted. Seconded by Jim Klick. Approved: 9 Ayes, 0 Nays, 1 Absent.

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- Tracy Johnson & Wilson 3rd quarter legal services \$ 9,129.

**MOTION by Jason Cox to pay the billing invoice as submitted.
Seconded by Joe Strong. Approved: 9 Ayes, 0 Nays, 1 Absent.**

Public Comment:

The Chairman offered an explanation of the fact that the Port District has been served with a lawsuit from Madison Construction concerning the bidding procedures to construct the air traffic control tower. He suggested that the board enter into executive session under Legal Report to discuss pending litigation. The non- board member internet attendees will be signed off and have to sign back on at a specific time at 12:40pm..

John Sebastian on behalf of Path Construction, stated that it is the intent of Path Construction to sue the District ; if the Board chooses to throw all the bids out. He offered his opinion that Path was the lowest conforming bidder.

John Cooney on behalf of Madison Construction, offered his opinion that it would not be arbitrary to reject all bids. He recited items out of the bid specifications and argued ambiguity in the packets.

Committee Reports: None

Chris Lawson, Director of Aviation Report:

Chris told the Board that we have had an inquiry from a user that is interested in opening a commercial operation that would include buying or possibly building a new hangar. Appraisal updates have been ordered and if lease discussions are requested, staff will introduce additional information to the board. Chris suggested that the new interest was generated because of the tower construction.

Legal/Legislative Report:

The Chairman sought a motion to enter into executive session for the purposes of the board to discuss pending and probable litigation . (Time was 12:30)

MOTION by Joe Strong to move the meeting into Executive Session. Seconded by Jason Cox. The Board went into Executive Session by a vote of 9 Ayes, 0 Nays, 1 Absent.

The board came out of executive session at 12:47. Time was allotted to allow everyone to sign back into the meeting virtually.

MOTION by Jim Klick to end the Executive Session and enter back into regular session. Seconded by Ray Soliman. The Board entered back into regular session by a vote of 9 Ayes, 0 Nays, 1 Absent.

Engineering Report: **Ron Hudson** offered a recap of open airport projects as submitted.

- Control Tower Road and parking lot, bid advertisement on October 2 with bid opening in November 6, 2020. IDOT will have 90 days to make the award.
- Austin Tyler low bidder on Rehab aprons to hangars 200 and 300. This project is 100% funded by FAA Cares Act. Work will start in Spring of 2021.
- D Construction's work on Taxiway B, Phase 2, is near completion and is open.
- Gallagher Construction- completion of Taxiway B phase 3 has started work on the West portion of the taxiway and is anticipated to be done prior to snow fall. The East portion will be completed next year..

OLD BUSINESS: The Chairman read through the old business section of old business and asked for a motion to table all action in connection with the tower because of the active and potential litigation stemming from the project,

MOTION by Joe Strong to table the agenda items as outlined until such time as it is advisable to proceed. Seconded by Jason Cox. The items were tabled with a vote of 9 Ayes, 0 Nays, 1 Absent.

New Business:

1. Approval of Appendix #4 of the airport policies with no increase in fees or anything else for the year 2021.

MOTION by Joe Strong to approve Appendix #4 as presented. Seconded by Todd Randich The motion passed with a vote of 9 Ayes, 0 Nays, 1 Absent.

2. Resolution # 2020-0029 That the Chairman and Secretary be authorized to execute and deliver the standard agreement for construction phase services between JRPD and Primera Engineers Ltd. for project #LOT-4666; reconstruction for taxiway B phase 3 including east of taxiway E and West of 2-20 in the amount not to exceed amount of \$249,550.

MOTION by Jim Klick to Approve Resolution 2020-0029. Seconded by Ray Soliman. Resolution # 2020-0029 passed with a vote of 9 Ayes, 0 Nays, 1 Absent.

3. Resolution 2020-0030. That the Chairman and Secretary be authorized to execute and deliver the no – cost change Addendum No. 01 to the existing Design Phase Standard Agreement for Consultant Services between JRPD and Michael Baker International for the ATCT Tower Project.

MOTION by Joe Strong to Approve of Resolution 2020-0030 as presented. Seconded by Jason Cox. Resolution # 2020-0030 passed with a vote of 9 Ayes, 0 Nays, 1 Absent.

4. Ordinance 2020 – 02 Revenue Bonds. Steve Bixenmann, Treasurer explained that, by law, this ordinance had to be passed to enable the District to issue Alternate Revenue Bonds, which is the method that we have used to finance projects over the last 20+ years.

MOTION by Jason Cox to Approve of Ordinance 2020-02 Seconded by Joe Strong. Ordinance 2020-02 passed with a vote of 9 Ayes, 0 Nays, 1 Absent.

5. Ordinance 2020-03 Alternate Bonds. Steve Bixenmann, Treasurer, explained that this ordinance will set a BINA hearing by publication, which will enable the District to issue Alternate Bonds to refund prior issued bonds for about \$5,000,000 and provide financing for further projects that the District may have for up to \$10,000,000 for the next three years.

MOTION by Todd Randich to Approve Ordinance 2020-033 Seconded by Jim Klick Ordinance # 2020-00 passed with a vote of 9 Ayes, 0 Nays, 1 Absent.

ADJOURNMENT: Motion by Jim Klick to adjourn. Seconded by Ray Soliman. Motion unanimously carried.

Respectfully submitted,

Steve Bixenmann
Secretary

NEXT REGULAR MEETING: DATE: November 18, 2020
 TIME: 12:00 Noon
 PLACE: Lewis University Airport, Executive Terminal