

VILLAGE OF ORLAND PARK

14700 S. Ravinia Avenue
Orland Park, IL 60462
www.orlandpark.org



Meeting Minutes

Monday, February 2, 2026

6:00 PM

Village Hall

Committee of the Whole

*Village President James V. Dodge, Jr.
Village Clerk Mary Ryan Norwell
Trustees, William R. Healy, Cynthia Nelson Katsenes, Michael R. Milani,
Dina Lawrence, John Lawler and Joanna M. L. Leafblad*

CALL TO ORDER/ROLL CALL

The meeting was called to order at 6:00 P.M.

Present: 7 - Trustee Healy; Trustee Nelson Katsenes; Trustee Milani; Trustee Lawrence; Trustee Lawler; Trustee M. L. Leafblad and President Dodge, Jr.

APPROVAL OF MINUTES

2026-0103 Approval of the January 19, 2026, Committee of the Whole Minutes

I move to approve the Minutes of the Regular Meeting of the Committee of the Whole of January 19, 2026.

A motion was made by Trustee Nelson Katsenes, seconded by Trustee Lawrence, that this matter be APPROVED. The motion carried by the following vote:

Aye: 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Lawrence, Trustee Lawler, Trustee M. L. Leafblad, and President Dodge Jr.

Nay: 0

ITEMS FOR SEPARATE ACTION

2026-0110 RFP25-069 Crystal Tree Watermain Lining Project - Award

Crystal Tree Subdivision was developed in phases in the early through mid-1980's. The watermains were installed using ductile iron pipes without polyvinyl wrap. Current standard is ductile iron pipe with a polyvinyl wrap or watermain-quality C900 PVC plastic pipe. In addition, the subdivision was built on land with decaying matter in the ground. Because of these two (2) conditions, the chemical reactions with the ductile iron pipe has caused the pipe to deteriorate at an alarming rate.

In 2013 and 2019, the Village replaced and relined the water mains in the western half of the Crystal Tree Subdivision due to the deterioration of the water mains in that area. There were numerous breaks and leaks that were very disruptive to the residents of that subdivision. Public Works was repairing those mains weekly.

Over the last forty (40) years of service, the water mains in the eastern section of Crystal Tree have corroded on the exterior of the pipe, which has started to cause numerous water main breaks and leaks. Public Works has determined that replacing and/or lining these older ductile iron pipes needs to be done now to curtail the level of breaks and leaks that was seen in the western half of Crystal Tree back in 2013.

Due to the size of the project, the project will be spread over the course of two (2) construction seasons. Those seasons will be in FY2026 and FY2027.

Based on available 2026 funding, a request for proposals was advertised on BidNet Direct from December 3, 2025, to January 14, 2026, for Crystal Tree Watermain Lining Project. Five (5) vendors received courtesy emails. Forty (40) companies downloaded the specifications. On January 14, 2026, the Village received four (4) proposals for consideration:

Airy's Inc. of Joliet, IL - \$7,930,617.00
Sheridan Plumbing and Sewer of Bedford Park, IL - \$8,185,174.50
Swallow Construction of West Chicago, IL - \$8,866,192.50
Fer-Pal Construction USA LLC, of West Chicago, IL -\$10,504,445.00

Staff recommends accepting the proposal submitted by Airy's Inc. of Joliet, IL for RFP 25-069 Crystal Tree Watermain Lining Project as the lowest cost, qualified responsive proposal in the amount of \$8,430,617.00 (\$7,930,617.00 plus \$500,000.00 contingency). Contingency is being requested for unforeseen items in the ground during construction that may require a plan change or change order.

This agenda item was considered by the Committee of the Whole and the Village Board of Trustees on the same night.

I move to recommend to the Village Board to approve and authorize the execution of a Contractor Agreement with Airy's Inc. of Joliet, Illinois, as the lowest cost qualified responsive proposal for RFP 25-069 Crystal Tree Watermain Lining Project for a cost of \$7,930,617.00, plus a contingency of \$500,000.00 for a total not-to-exceed contract price of \$8,430,617.00.

A motion was made by Trustee Lawler, seconded by Trustee M. L. Leafblad, that this matter be RECOMMENDED FOR APPROVAL to the Board of Trustees. The motion carried by the following vote:

Aye: 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Lawrence, Trustee Lawler, Trustee M. L. Leafblad, and President Dodge Jr.

Nay: 0

2026-0115 2026 Public Works Vehicle Purchases

Utilizing the fleet assessment conducted in 2021, a long-term vehicle replacement plan was developed to standardize the Village's fleet and maintain an appropriately sized and aged fleet to minimize maintenance costs and downtime.

The 2026 Fiscal Year Budget includes the replacement of three (3) heavy duty trucks and two (2) utility work vans.

Heavy Duty Trucks

The Village's fleet includes three (3) 2002 Sterling L7500 trucks that are scheduled for replacement. They have served reliably for over two (2) decades but are now approaching the end of their practical service life. These trucks, now twenty-four (24) years old, are experiencing maintenance challenges as Sterling

trucks were discontinued in 2009 and parts are becoming increasingly difficult to source. These 2002 models also lack modern engine technologies, resulting in poorer fuel economy and higher diesel exhaust emissions.

The current Village heavy duty truck standard is a Peterbilt 548 chassis truck. The all-aluminum cab is lightweight, corrosion resistant, and built for longevity. New trucks are spec'd with a Cummins engine and Allison transmission, both of which offer reliability and extensive technical product support.

All new heavy chassis trucks are upfitted with Henderson snow and ice equipment. Approval of the upfit will be added to a future agenda. Body equipment and controls have been standardized to decrease operator cross training, ensuring operational efficiency and operator safety.

Replacing the three (3) 2002 Sterling L7500 trucks will further modernize the Village's heavy truck fleet, reduce risks, and position the Village for future growth.

Work Vans

A Ford Transit 250 with a one hundred forty-eight inch (148") wheelbase and mid-height roof is the Village standard for work and cargo vans. These new vehicles will be replacements and will not add additional vehicles to the fleet. Two (2) Natural Resources and Facilities work vans are scheduled to be replaced and upfitted with the appropriate equipment. The two (2) vans that are scheduled to be replaced are 2013 Chevrolet Express vans.

Staff would like to proceed with the purchase of two (2) Ford Transit 250 vans from Currie Motors Ford of Frankfort, Illinois. Currie is part of the Suburban Purchasing Cooperative.

Staff would like to proceed with the purchase of three (3) Peterbilt 548 chassis trucks from JX Peterbilt of Bolingbrook, Illinois. JX Peterbilt is part of the cooperative purchasing group Sourcewell.

This agenda item was considered by the Committee of the Whole and the Village Board of Trustees on the same night.

President Dodge had questions. (refer to audio)

Public Works Director Joel Van Essen responded to President Dodge. (refer to audio)

I move to recommend to the Village Board to approve participation in joint purchasing cooperatives;

AND

Authorize the approval and execution of a vendor contract with Currie Motors Ford of Frankfort, Illinois, via Suburban Purchasing Cooperative contract #207 for the purchase of two (2) Ford Transit 250 vans from, for an amount not to exceed \$106,792.00;

AND

Authorize the approval and execution of a vendor contract with JX Peterbilt of Bolingbrook, Illinois, via Sourcewell contract #032824-PMC for the purchase of three (3) Peterbilt 548 chassis trucks from for an amount not to exceed \$395,394.87.

A motion was made by Trustee M. L. Leafblad, seconded by Trustee Milani, that this matter be RECOMMENDED FOR APPROVAL to the Board of Trustees. The motion carried by the following vote:

Aye: 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Lawrence, Trustee Lawler, Trustee M. L. Leafblad, and President Dodge Jr.

Nay: 0

2026-0113 2026 Police Department Vehicle Purchases

Utilizing the fleet assessment conducted in 2021, a long-term vehicle replacement plan was developed to standardize the Village's fleet and maintain an appropriately sized and aged fleet to minimize maintenance costs and downtime.

The 2026 Fiscal Year Budget includes the replacement of three (3) police vehicles and the addition of seven (7) police vehicles.

The Orland Park Police Department (PD) is transitioning to a twelve (12) hour shift schedule for patrol officers. This change necessitates a higher demand for vehicles. The current fleet is insufficient to equip the expanded workforce, which will result in accelerated wear, increased maintenance costs, and a shorter vehicle replacement cycle.

An additional five (5) patrol cars and two (2) Supervisor vehicles are required to facilitate the additional officers and Supervisors. A sixth squad will replace Unit 1424, a 2021 Ford Explorer Police Utility Interceptor.

The Tactical Unit at PD currently utilizes a 2015 Ford Taurus, a 2012 Mazda 3, and a 2006 Pontiac Grand Prix. One (1) Bronco Sport will replace the Taurus, and one (1) Bronco Sport will replace the Mazda 3 and the Grand Prix.

Staff would like to proceed with the purchase of six (6) Ford Explorer Police Utility Interceptors, two (2) Ford Expedition Special Service Vehicles, and two (2) Ford Bronco Sports from Sutton Ford of Matteson, Illinois. Sutton has the State contract for the Ford Explorers and is part of the cooperative purchasing group Sourcewell

for the other vehicles.

This agenda item was considered by the Committee of the Whole and the Village Board of Trustees on the same night.

Trustee Milani had questions. (refer to audio)

Public Works Director Joel Van Essen responded to Trustee Milani. (refer to audio)

President Dodge had questions. (refer to audio)

Director Van Essen responded to President Dodge. (refer to audio)

I move to recommend to the Village Board to approve participation in joint purchasing cooperatives;

AND

Authorize the approval and execution of a vendor contract with Sutton Ford of Matteson, Illinois, via Sourcewell contract #081325 for the purchase of two (2) Ford Expedition Special Service Vehicles and two (2) Ford Bronco Sports for an amount not to exceed \$183,577.88;

AND

Authorize the approval and execution of a vendor contract with Sutton Ford of Matteson, Illinois, via the State of Illinois Joint Purchasing Contract #22-416CMS-BOSS4-B-27256 for the purchase of six (6) Ford Explorer Police Utility vehicles for an amount not to exceed \$286,524.00.

A motion was made by Trustee Lawrence, seconded by Trustee Milani, that this matter be RECOMMENDED FOR APPROVAL to the Board of Trustees. The motion carried by the following vote:

Aye: 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Lawrence, Trustee Lawler, Trustee M. L. Leafblad, and President Dodge Jr.

Nay: 0

2025-0897 2026 Legislative Priorities

On November 3, 2025, the Village Board approved the selection of Michael Best Strategies and Matthew O'Shea Consulting for advocacy and legislative consulting services.

To guide the work of both firms, the legislative priorities attached to the Committee packet have been developed. Priorities were grouped into four categories: Infrastructure, Financial Stability, Economic Development, and Public

Safety.

President Dodge had comments. (refer to audio)

Trustee Healy had comments. (refer to audio)

Trustee Milani had comments. (refer to audio)

Trustee Healy responded to Trustee Milani. (refer to audio)

Trustee Lawler had comments. (refer to audio)

Trustee Healy had comments. (refer to audio)

Trustee Katsenes had questions. (refer to audio)

Village Manager George Koczwaro responded to Trustee Katsenes. (refer to audio)

Trustee Katsenes had comments and questions. (refer to audio)

Village Manager George Koczwaro responded to Trustee Katsenes. (refer to audio)

Trustee Katsenes had questions. (refer to audio)

Engineering Director Khurshid Hoda responded to Trustee Katsenes. (refer to audio)

Trustee Leafblad had comments. (refer to audio)

Trustee Lawrence had comments. (refer to audio)

President Dodge had comments and questions. (refer to audio)

Village Manager Koczwaro responded to President Dodge. (refer to audio)

President Dodge had comments and questions. (refer to audio)

Trustee Milani responded to President Dodge. (refer to audio)

Trustee Lawrence had questions. (refer to audio)

President Dodge had comments. (refer to audio)

Trustee Healy had comments. (refer to audio)

President Dodge had comments. (refer to audio)

Trustee Healy responded to President Dodge. (refer to audio)

President Dodge had comments and questions. (refer to audio)

Village Manager Koczwarra responded to President Dodge. (refer to audio)

Village Attorney Michael Stillman had comments and questions. (refer to audio)

President Dodge responded to Attorney Stillman. (refer to audio)

I move to recommend to the Village Board to approve the 2026 Legislative Priorities.

A motion was made by Trustee Lawrence, seconded by Trustee M. L. Leafblad, that this matter be RECOMMENDED FOR APPROVAL to the Board of Trustees. The motion carried by the following vote:

Aye: 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Lawrence, Trustee Lawler, Trustee M. L. Leafblad, and President Dodge Jr.

Nay: 0

2026-0107 Ordinance Amending Title 1, Chapters 16, Section 1-16-7 of the Orland Park Municipal Code, Incorporating Changes Pertaining to Responsible Bidder Ordinance (RBO)

The Village of Orland Park previously adopted on September 2, 2025, a Responsible Bidder Ordinance (RBO) to codify objective criteria ensuring that contractors performing public works projects meet established standards related to licensing, insurance, safety, training, and legal compliance. The purpose of the ordinance is to protect the Village's interests by promoting quality workmanship, worker safety, fiscal responsibility, and compliance with applicable laws.

This proposed ordinance amendment further strengthens and clarifies the Village's Responsible Bidder framework by formally establishing detailed Responsible Contractor Requirements applicable to public works contracts valued at \$25,000 or more.

The amendment adds Section 1-16-7D to the Procurement Code to clearly define the documentation, certifications, and compliance obligations contractors must meet in order to be deemed responsible and eligible for award of a public works contract. These requirements provide transparency, consistency, and enforceability in the Village's evaluation of contractor responsibility.

Summary of Key Provisions

The ordinance amendment requires contractors seeking award of a qualifying

public works contract to submit sworn documentation demonstrating compliance with the following, among other requirements:

- Compliance with all applicable federal, state, and local laws, Village codes, and licensing requirements
- Registration with the Illinois Department of Revenue and provision of a valid FEIN or Social Security Number
- Compliance with Equal Opportunity Employer laws and federal executive orders
- Submission of certificates of insurance meeting Village-established coverage and limits
- Demonstrated compliance with the Illinois Prevailing Wage Act for the prior five years, including certified payrolls
- Participation in U.S. Department of Labor or Illinois-registered apprenticeship programs, including graduation benchmarks
- Compliance with the Illinois Human Rights Act and adoption of a Sexual Harassment Policy
- Furnishing of performance and payment bonds when required
- Submission of a Tax Clearance Certificate from the Illinois Department of Revenue
- Certification that the contractor is not barred from public contracting under Illinois law
- Demonstration of financial responsibility and capability to perform contractual obligations

The amendment further clarifies that:

- RBO applies to any vendor, services provider, contractor or other person (collectively "Bidder" and/or "Contractor") seeking award of a public works contracts under Chapter 1-16-7 (Construction Bidding and Contracts) with a value of \$25,000 or more;
- Contractors bear sole responsibility for submitting complete and accurate documentation in evidencing their "responsible" status;
- Incomplete or inadequate submissions may result in a determination of non-responsibility;
- Contractors have an ongoing obligation to report material changes affecting responsibility status within 14 days; and
- Contractors must self-perform at least 25% of the services identified in the public works contract

Waiver Authority

The amendment provides flexibility by allowing the Board of Trustees, by majority vote, to waive certain prevailing wage compliance provisions where appropriate. Such a waiver may only be granted if the contractor otherwise meets the responsibility requirements and the award is determined to be most advantageous to, or in the best interest of, the Village, based on the evaluation criteria established in the solicitation.

Impact

This ordinance amendment enhances the Village's procurement framework by strengthening contractor accountability, reducing risk, and ensuring that public funds are expended on qualified, responsible contractors. It aligns with best practices adopted by other Illinois municipalities and builds upon the Village's existing Responsible Bidder policies.

Trustee Katsenes had questions. (refer to audio)

Village Manager George Koczwara responded to Trustee Katsenes. (refer to audio)

Finance Department Purchasing/Contract Administrator Brandi Watson presented information on the matter. (refer to audio)

Attorney Christina Wernick of Laner Muchin presented information on the matter. (refer to audio)

Trustee Katsenes had questions. (refer to audio)

Purchasing/Contract Administrator Watson and Attorney Wernick responded to Trustee Katsenes. (refer to audio)

Trustee Katsenes had comments and questions. (refer to audio)

Attorney Wernick responded to Trustee Katsenes. (refer to audio)

Trustee Katsenes had comments. (refer to audio)

Trustee Healy had comments. (refer to audio)

Trustee Lawler had questions. (refer to audio)

Village Manager Koczwara responded to Trustee Lawler. (refer to audio)

Trustee Katsenes had comments and questions. (refer to audio)

Village Manager Koczwara responded to Trustee Katsenes. (refer to audio)

Trustee Healy had comments. (refer to audio)

President Dodge had questions. (refer to audio)

Attorney Wernick responded to President Dodge (refer to audio)

Trustee Leafblad had comments. (refer to audio)

Attorney Wernick responded to Trustee Leafblad. (refer to audio)

Trustee Leafblad had comments. (refer to audio)

Trustee Katsenes had comments and questions. (refer to audio)

Village Manager Koczwara responded to Trustee Katsenes. (refer to audio)

Brandi Watson responded to Village Manager Koczwara. (refer to audio)

Trustee Milani had comments and questions. (refer to audio)

Attorney Wernick responded to Trustee Milani. (refer to audio)

President Dodge had comments. (refer to audio)

I move to recommend to the Village Board to adopt an Ordinance entitled: ORDINANCE AMENDING TITLE 1 (ADMINISTRATION) CHAPTER 16 (PROCUREMENT) SECTION 1-16-7 (CONSTRUCTION BIDDING AND CONTRACTS) ESTABLISHING CRITERIA FOR THE DETERMINATION OF A RESPONSIBLE BIDDER FOR VILLAGE CONSTRUCTION PROJECTS.

A motion was made by Trustee Lawrence, seconded by Trustee Lawler, that this matter be RECOMMENDED FOR APPROVAL to the Board of Trustees. The motion carried by the following vote:

Aye: 5 - Trustee Milani, Trustee Lawrence, Trustee Lawler, Trustee M. L. Leafblad, and President Dodge Jr.

Nay: 2 - Trustee Healy, and Trustee Nelson Katsenes

2026-0145 RFP #25-065 Pyro-Musical Fireworks Award

RFP #25-065 was issued on December 17, 2025, to solicit proposals from qualified, experienced vendors for a computer choreographed, electronically fired, pyro-musical firework productions for the Village of Orland Park's Memorial Day Celebration, Fourth of July Independence Celebration and Taste of Orland Park. The term of the contract will be three (3) years - 2026, 2027 and 2028, with the option to renew for two (2) additional years, 2029 and 2030, at the Village's discretion.

Six pyrotechnic firms were sent courtesy notifications including Boom Town Fireworks, Mad Bomber Fireworks Productions, Johnny Rockets Fireworks, J & M Displays, Inc., ACE Pyro, LLC and Casabella Pyrotechnics, LLC.

Proposals were received from Johnny Rockets Fireworks Display Company and

Miand Inc. DBA as MadBomber Fireworks Productions.

*Johnny Rocket's proposal totals \$540,000 over five years and includes 17,144 total shells.

*Mad Bomber's proposal totals \$546,000 over five years and includes 32,344 total shells.

Staff recommend awarding the Pyro-Musical Fireworks contract to Miand Inc. DBA Mad Bomber Fireworks. While Mad Bomber's overall five-year cost is \$6,000 greater, the shell count is 15,200 more than Johnny Rockets.

Mad bomber was utilized for the 2025 Taste of Orland Park and the Village's Tree Lighting fireworks shows. Both displays delivered an exceptional fireworks experience.

Mad Bomber has been producing professional fireworks shows for 35 years and possess all of the required licenses and certifications required for professional fireworks shows. Mad Bomber provides fireworks shows on the Fourth of July for the Villages of Northbrook and Bensenville, the St. Charles Park District and the City of Des Plaines, as well as Orland Hill's Party in the Park.

Trustee Milani had questions. (refer to audio)

Recreation and Parks Director Ray Piattoni responded to Trustee Milani. (refer to audio)

Trustee Katsenes had questions. (refer to audio)

Director Piattoni responded to Trustee Katsenes. (refer to audio)

Trustee Lawrence had questions. (refer to audio)

Director Piattoni responded to Trustee Lawrence. (refer to audio)

President Dodge had questions. (refer to audio)

Director Piattoni responded to President Dodge. (refer to audio)

I move to recommend to the Village Board to approve a waiver of the competitive bid in favor of solicitation of competitive proposals and authorize the execution of a Professional Services Agreement with Miand Inc. DBA Mad Bomber Fireworks for RFP #25-065, Pyro-Musical Fireworks Production in the amount of \$120,000 in 2026, \$105,000 in 2027 and in 2028; for a three-year total cost not to exceed \$340,000 with an option to extend for two (2) additional years, at an amount of \$108,000 per year for 2029 and 2030 for a total contract amount not to exceed \$546,000.

AND

Authorize the Village Manager to execute all related contracts, subject to Village Attorney review;

RECOMMENDED FOR APPROVAL to the Board of Trustees

Aye: 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Lawrence, Trustee Lawler, Trustee M. L. Leafblad, and President Dodge Jr.

Nay: 0

2026-0044 CPAC Modernization Phase 2 and OPHFC Pool Renovation Projects - RFP 25-001

On November 11, 2025, the Village issued Request for Proposal (RFP) 25-001 “CPAC Modernization Phase 2 and OPHFC Pool Renovation Projects” requesting proposals for improvements at both the Centennial Park Aquatic Center (CPAC) and the Orland Park Health and Fitness Center (OPHFC). The summary of the scopes of work for both projects is provided below:

CPAC Modernization Phase 2 Project

The scope of work for the CPAC Modernization Phase 2 Project includes expansion of the pool pump building and replacement of pool operating equipment; expansion of the pump pit and mechanical room; construction of a new underground surge tank, chlorine room, electrical room, and storage room; demolition of existing restrooms and construction of enlarged restroom facilities; and installation of a new cooling room for lifeguards. The full scope of work for the CPAC Modernization Project is based on the “2023 Centennial Park Aquatic Center Facility Condition Assessment”. Phase 1 of the (CPAC) Modernization Project was completed in May 2025.

OPHFC Pool Renovation Project

The scope of work for the OPHFC Pool Renovation Project includes expansion and renovation of the pool pump room and replacement of pool equipment, and construction of a new underground surge tank, chlorine room, storage room and replacement of floor drains and piping in men’s locker room corridor, replacement of existing pool lighting, refinishing of pool and repairing spa leaks. The impetus for this project was based on the advanced age and dilapidated condition of the existing equipment versus a formal condition assessment.

During the eight (8) weeks that the solicitation was open for review, seventy-eight (78) firms downloaded either partial or complete document packages. RFP 25-001 was opened on January 6, 2026, at which point four (4) firms submitted proposals. Per the RFP documents, the Village has the option to select a single contractor to complete both projects or separate contractors to complete each project separately. As such, bidders were asked to provide a proposal price for

the CPAC Modernization Phase 2 Project, the OPHFC Pool Renovation Project and a combined proposal price in the case they were awarded both projects under a single contract ("Combined Total Proposal Price"). Three (3) of the four (4) contractors provided reduced combined total proposal prices as compared to totaling the Base Bid Prices for each project separately. This price reduction is noted in the proposal summary below.

All qualifying proposal packages and an audit of the proposal submittals were attached to the Committee packet reference. A summary of the proposal prices is provided below:

Stuckey Construction Company Inc.

CPAC Modernization Phase 2 Project Base Bid Price: \$8,191,00.00

Alternate #1 Price: \$609,000.00

Alternate #2 Price: \$49,000.00

OPHFC Pool Renovation Project Base Bid Price: \$3,980,000.00

Alternate #1 Price: \$40,000.00

Combined Total Proposal Price: \$12,071,000.00 (\$100,000 reduction in price)

CPAC Alternate #1 Price: \$609,000.00

CPAC Alternate #2 Price: \$49,000.00

OPHFC Alternate #1 Price: \$40,000.00

F.H. Paschen S.N. Nielsen & Associates, LLC

CPAC Modernization Phase 2 Project Base Bid Price: \$8,850,000.00

Alternate #1 Price: \$616,000.00

Alternate #2 Price: \$48,000.00

OPHFC Pool Renovation Project Base Bid Price: \$4,142,000.00

Alternate #1 Price: \$236,000.00

Combined Total Proposal Price: \$12,992,000.00 (\$242,000.00 reduction in price)

CPAC Alternate #1 Price: \$616,000.00

CPAC Alternate #2 Price: \$48,000.00

OPHFC Alternate #1 Price: \$236,000.00

Industria Inc.

CPAC Modernization Phase 2 Project Base Bid Price: \$8,874,182.00

Alternate #1 Price: \$590,918.36

Alternate #2 Price: \$43,065.57

OPHFC Pool Renovation Project Base Bid Price: \$4,192,768.00

Alternate #1 Price: \$242,928.30

Combined Total Proposal Price: \$13,066,950.00 (no price reduction)

CPAC Alternate #1 Price: \$590,918.36
CPAC Alternate #2 Price: \$43,065.57
OPHFC Alternate #1 Price: \$242,928.30

Reed Construction, LLC.
CPAC Modernization Phase 2 Project Base Bid Price: \$7,740,000.00
Alternate #1 Price: \$465,000.00
Alternate #2 Price: \$51,300.00

OPHFC Pool Renovation Project Base Bid Price: \$3,280,000.00
Alternate #1 Price: \$240,000.00

Combined Total Proposal Price: \$11,020,000.00 (\$70,000.00 reduction in price)
CPAC Alternate #1 Price: \$465,000.00
CPAC Alternate #2 Price: \$51,300.00
OPHFC Alternate #1 Price: \$240,000.00

The lowest overall proposal was submitted by Reed Construction LLC. However, based on prior experience with Reed Construction on the Centennial Park West (CPW) Concert Venue project, Public Works has concerns regarding the proposed pricing, and maintains significant reservations about engaging this construction firm again, particularly for two (2) projects of this level of importance and limited construction window to have the pool operation again before summer. Reed Construction underbid the CPW project to get the project, fired their lead estimator on the project, and planned to request usage of the entire contingency at the start of the project. Reed Construction's project team would be rated as very poor and not to be used again. They had poor communication among on-site team members. Reed failed to keep on schedule and completed the project almost six (6) months past completion date. The project team withheld critical scheduling mistakes, critical bidding mistakes, failed to hold subcontractor meetings and pull-planning meetings, failed to maintain quality control, and tried to in vain to have the Village pick up the cost for their mistakes. In review of bids, their bid is again much lower than the others, so their approach is the same as before and not reflective of true costs. They should be disqualified based on past performance.

The second-lowest overall proposal was submitted by Stuckey Construction Company, Inc. ("Stuckey"), a firm with which Public Works has previously worked at CPAC, most recently on the CPAC Vertical Turbine and Electrical Improvement Project in 2024. Throughout that project, Stuckey demonstrated a high level of organization, professionalism, and efficiency. The work was completed ahead of schedule, no cost-related change orders were required, and quality control was consistently maintained. The company owner, Paul Stuckey, along with the project superintendent, were present on site for the majority of the project to ensure adherence to project standards. Public Works has full confidence that given the opportunity that Stuckey Construction Company, Inc. could complete both projects

on schedule and on budget.

Stuckey Construction Company Inc. was also the only bidder of the four (4) who is listed as a pre-qualified general contractor with the State of Illinois' Department of Public Health (IDPH). Having a pre-qualified general, facility, or pool contractor on staff is a requirement by the IDPH to complete work on aquatic facility renovation projects such as these.

As such, based on company qualifications and past project experience, staff recommends approving the proposal from Stuckey Construction Company Inc. for \$12,160,000.00, which includes the Combined Project Proposal Price of \$12,071,000.00 plus CPAC Modernization Phase 2 Alternate #2 for \$49,000.00 and OPHFC Pool Renovation Project Alternate #1 for \$40,000.00. A 5% contingency of \$608,000.00 is requested to address change orders made necessary by circumstances not reasonably foreseeable at the time the proposal was signed, for a total contract price not to exceed \$12,768,000.00.

It should be noted that the project architect, Tria Architecture, will be providing Construction Administration services for both projects to ensure compliance with the bid plans and specifications.

This agenda item was considered by the Committee of the Whole and the Village Board of Trustees on the same night.

Trustee Lawler had comments and questions. (refer to audio)

Village Manager George Koczwara responded to Trustee Lawler. (refer to audio)

President Dodge had comments and questions. (refer to audio)

Village Manager Koczwara responded to President Dodge. (refer to audio)

Trustee Lawrence had questions. (refer to audio)

Trustee Katsenes had questions. (refer to audio)

Public Works Director Joel Van Essen responded to Trustee Katsenes. (refer to audio)

Trustee Lawrence had comments. (refer to audio)

Trustee Healy had comments. (refer to audio)

President Dodge had comments and questions. (refer to audio)

Village Manager Koczwara and Director Van Essen responded to President

Dodge. (refer to audio)

President Dodge had comments and questions. (refer to audio)

Director Van Essen responded to President Dodge. (refer to audio)

President Dodge had comments and questions. (refer to audio)

Village Manager Koczwara responded to President Dodge. (refer to audio)

President Dodge had comment. (refer to audio)

I move to recommend to the Village Board to waive the competitive bid process in favor of solicitation of competitive proposals and approve and authorize the execution of a Contractor Agreement with Stuckey Construction Company Inc. of Waukegan, IL as the selected responsive proposal for RFP 25-001 - CPAC Modernization Phase 2 and OPHFC Pool Renovation Projects for a cost of \$12,160,000.00, which includes the Combined Project Proposal Price of \$12,071,000.00 plus CPAC Modernization Phase 2 Alternate #2 for \$49,000.00 and OPHFC Pool Renovation Project Alternate #1 for \$40,000.00, plus a 5% contingency of \$608,000.00, for a total not-to-exceed contract price of \$12,768,000.00.

A motion was made by Trustee M. L. Leafblad, seconded by Trustee Lawrence, that this matter be RECOMMENDED FOR APPROVAL to the Board of Trustees. The motion carried by the following vote:

Aye: 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Lawrence, Trustee Lawler, Trustee M. L. Leafblad, and President Dodge Jr.

Nay: 0

2026-0140 Agenda Initiative

At the October 21, 2019, Village Board meeting, a Village Trustee requested that a matter be placed on a future agenda regarding agenda management as well as who can authorize the engagement of legal services utilizing Village funds. Ultimately, at the November 18, 2019, Village Board meeting, the Village Board adopted an ordinance amending the Village Code modifying the then-committee structure and agenda management process.

Among other changes, the Village Code amendment put into place a process whereby any individual Trustee can request that an initiative be placed on the Committee of the Whole agenda by instructing the Village Manager, either verbally or in writing, before noon on the Friday preceding the meeting, to place an item on the Committee of the Whole agenda. Village/Legal staff time is restricted until after at least three (3) Trustees vote to move the 'Agenda Initiative' forward.

Agenda Initiatives include (1) the expenditure of money; (2) modifications to the

Village Code; (3) formation/modification of Village policies; (4) the introduction of an ordinance or resolution; (5) the formation/modification of committees; (6) budget changes and/or (7) the appropriation of Village/Legal staff time.

Proposed Initiatives

1)Trustee Healy - "I put forward a motion to recommend that the Board of Trustees appoint a committee to investigate the potential ethics breach involved with the Amazon development approvals. A premature announcement appeared on the website of Inform Orland Park - PAC on or about January 2, 2026. The Plan Commission meeting, including time for public comment, was held subsequently on January 6, 2026."

Associated Motion: I move to recommend that the Board of Trustees appoint a committee to investigate the potential ethics breach involved with the Amazon development approvals.

2)Trustee Healy - The ability of any individual Village Board member to direct the Village Clerk following executive session to produce verbatim executive session minutes as opposed to the standard Robert's Rules of Order recommended summary minutes which focus on actions, not discussions.

Associated Motion: I move to recommend that any individual Village Board member can direct the Village Clerk, following executive session, to produce verbatim executive session minutes as opposed to the standard Robert's Rules of Order recommended summary minutes which focus on actions, not discussions.

3)Trustee Lawler: Legal information - How many instances of litigation has the village been involved in the past 6 years and how much money has been spent on these cases?

Associated Motion: I move to direct Village staff to provide an accounting of all litigation that the Village has been a party to over the past six years.

President Dodge had comments and questions. (refer to audio)

Village Manager George Koczwara presented information on the matter. (refer to audio)

President Dodge had comments and questions. (refer to audio)

Trustee Healy put forward his first motion as referenced above it was seconded by Trustee Katsenes. (refer to audio)

President Dodge had a question. (refer to audio)

Trustee Healy had comments. (refer to audio)

President Dodge had comments and questions. (refer to audio)

Trustee Healy responded to President Dodge and had question. (refer to audio)

Village Attorney Michael Stillman responded to Trustee Healy. (refer to audio)

President Dodge made comments. (refer to audio)

Trustee Healy had comments and questions. (refer to audio)

Trustee Leafblad had comments and questions. (refer to audio)

Development Services Director Steve Marciani responded to Trustee Leafblad.
(refer to audio)

President Dodge had questions. (refer to audio)

Village Manager Koczvara responded to President Dodge. (refer to audio)

President Dodge had comments and questions. (refer to audio)

Village Manager Koczvara responded to President Dodge. (refer to audio)

President Dodge had comments. (refer to audio)

Trustee Leafblad had questions. (refer to audio)

Village Manager Koczvara responded to Trustee Leafblad. (refer to audio)

Trustee Leafblad had questions. (refer to audio)

Director Marciani responded to Trustee Leafblad. (refer to audio)

Trustee Lawrence had comments. (refer to audio)

Trustee Lawler had comments. (refer to audio)

Trustee Katsenes had comments. (refer to audio)

Trustee Milani had comments. (refer to audio)

Trustee Healy had comments. (refer to audio)

Trustee Leafblad had comments. (refer to audio)

President Dodge had comments. (refer to audio)

Village Clerk Mary Ryan Norwell read into the record the documents presented on behalf of the motion. (refer to audio)

Trustee Healy had comments. (refer to audio)

Trustee Leafblad had comments and questions. (refer to audio)

Village Manager Koczwara responded to Trustee Leafblad. (refer to audio)

Trustee Healy withdrew his potential second motion as referenced above. (refer to audio)

Trustee Lawler withdrew his potential motion as referenced above. (refer to audio)

A motion was made by Trustee Healy, seconded by Trustee Nelson Katsenes, that this matter be RECOMMENDED FOR APPROVAL to the Board of Trustees. The motion failed by the following vote:

Aye: 2 - Trustee Healy, and Trustee Nelson Katsenes

Nay: 5 - Trustee Milani, Trustee Lawrence, Trustee Lawler, Trustee M. L. Leafblad, and President Dodge Jr.

ADJOURNMENT: 7:56 P.M.

A motion was made by Trustee Nelson Katsenes, seconded by Trustee Milani, that this matter be ADJOURNED. The motion carried by the following vote:

Aye: 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Lawrence, Trustee Lawler, Trustee M. L. Leafblad, and President Dodge Jr.

Nay: 0

2026-0152 Audio Recording for the February 2, 2026 Committee of the Whole Meeting

NO ACTION

/BC

APPROVED:

Respectfully Submitted,

Mary Ryan Norwell, Village Clerk