

# VILLAGE OF ORLAND PARK

14700 S. Ravinia Avenue  
Orland Park, IL 60462  
[www.orlandpark.org](http://www.orlandpark.org)



## Meeting Minutes

Monday, March 4, 2024

7:00 PM

Village Hall

## Board of Trustees

*Village President Keith Pekau  
Village Clerk Patrick R. O'Sullivan  
Trustees, William R. Healy, Cynthia Nelson Katsenes, Michael R. Milani,  
Sean Kampas, Brian Riordan and Joni Radaszewski*

**CALL TO ORDER/ROLL CALL**

The meeting was called to order at 7:00 P.M.

**Present:** 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Kampas, Trustee Riordan, Trustee Radaszewski and Village President Pekau

**VILLAGE CLERK'S OFFICE****2024-0151 Approval of the February 19, 2024, Regular Meeting Minutes**

The Minutes of the Regular Meeting of February 19, 2024, were previously distributed to the members of the Board of Trustees. President Pekau asked if there were any corrections or additions to be made to said Minutes. There being no corrections or additions,

I move to approve the minutes of the Board of Trustees Meeting of February 19, 2024.

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

**Aye:** 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Kampas, Trustee Riordan, Trustee Radaszewski, and Village President Pekau

**Nay:** 0

**PROCLAMATIONS/APPOINTMENTS/PRESENTATIONS****2024-0159 Recreation Advisory Board - Appointment**

President Pekau appointed Doug Sickler to the Recreation Advisory Board. (refer to audio)

I move to confirm the appointment of Doug Sickler to the Recreation Advisory Board.

**A motion was made by Trustee Milani, seconded by Trustee Kampas, that this matter be APPROVED. The motion carried by the following vote:**

**Aye:** 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Kampas, Trustee Riordan, Trustee Radaszewski, and Village President Pekau

**Nay:** 0

**2024-0160 Technology Commission - Appointment**

President Pekau appointed Doug Sickler to the Technology Commission

I move to confirm the appointment of Doug Sickler to the Technology Commission.

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

**Aye:** 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Kampas, Trustee Riordan, Trustee Radaszewski, and Village President Pekau

**Nay:** 0

#### **2024-0162 Technology Commission - Appointment**

President Pekau appointed Diane Beck to the Technology Commission.

I move to confirm the appointment of Diane Beck to the Technology Commission.

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

**Aye:** 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Kampas, Trustee Riordan, Trustee Radaszewski, and Village President Pekau

**Nay:** 0

### **ACCOUNTS PAYABLE**

#### **2024-0173 Accounts Payable February 20, 2024 through March 4, 2024 - Approval**

The lists of Accounts Payable having been submitted to the Board of Trustees for approval and the lists having been determined by the Board of Trustees to be in order and having been approved by the various Department Heads,

I move to approve the Accounts Payable February 20, 2024 through March 4, 2024, in the amount of \$2,414,177.36.

**A motion was made by Trustee Healy, seconded by Trustee Radaszewski, that this matter be APPROVED. The motion carried by the following vote:**

**Aye:** 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Kampas, Trustee Riordan, Trustee Radaszewski, and Village President Pekau

**Nay:** 0

### **CONSENT AGENDA**

The following items were removed from the Consent Agenda for a separate vote:

I. 2024 Orland Hills West Road and Ditch Reconstruction - RFP 24-021

J. 2024 Asphalt Parking Lot and Path Maintenance - ITB 24-023

L. 2024 Asphalt Pavement Patching - ITB 24-024

## Passed the Consent Agenda

**A motion was made by Trustee Milani, seconded by Trustee Kampas, to PASS THE CONSENT AGENDA, including all the following items marked as having been adopted on the Consent Agenda. The motion carried by the following vote:**

**Aye:** 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Kampas, Trustee Riordan, Trustee Radaszewski, and Village President Pekau

**Nay:** 0

### **2024-0147 Payroll for February 16, 2024 - Approval**

The lists of Payroll having been submitted to the Board of Trustees for approval and the lists having been determined by the Board of Trustees to be in order and having been approved by the various Department Heads,

I move to approve the Bi-Weekly Payroll for February 16, 2024 in the amount of \$1,565,916.38.

**This matter was APPROVED on the Consent Agenda.**

### **2024-0130 2024 Orland Hills West Road and Ditch Reconstruction Construction Management**

The pavement in the Orland Hills West subdivision was originally constructed in the late 1950s, with the subdivision platted in 1952. At that time, the unincorporated roadways were constructed to a rural cross section, far below current Village standards. The Village has spent considerable resources maintaining these roadways, stormwater ponds, sanitary sewers, and water mains since annexing the area on July 12, 2002. The roads and ditches continue to be a challenge for the Village and the local residents.

In February 2023, the Village Board awarded the Orland Hills West design engineering to Engineering Resource Associates (ERA), for stormwater and road work. The ERA-designed plans and specifications were then published in an RFP (Request for Proposal) on the BidNet Direct website on January 22, 2024.

To facilitate the construction management of the 2024 Orland Hills West project, staff requested a proposal for construction oversight services from eight (8) engineering firms with existing Master Service Agreements with the Village. The firms' proposed labor costs are listed below:

Christopher B. Burke Engineering Ltd. (CBBEL)- \$216,856.00  
HR Green - \$256,500.00  
Baxter & Woodman, Inc. - Declined  
Thomas Engineering Group - No Response  
Ciorba Group - No Response

Civiltech Engineering - No Response  
Engineering Resource Associates - No Response  
TranSystems - No response

CBBEL is identified as the lowest cost proposer and is a firm that has established a proficient and professional relationship with the Village for several years. Although both proposals submitted met the required criteria, it came down to number of hours and overall proposed cost to manage the project. Staff recommends accepting the proposal from Christopher B. Burke Engineering Ltd. in an amount not to exceed \$216,856.00.

The project is a combination of road and stormwater construction that is traditionally 60% road work and 40% stormwater work.

I move to accept the proposal from Christopher B. Burke Engineering Ltd. of Rosemont, Illinois, for 2024 Orland Hills West Road and Ditch Reconstruction Construction Management in an amount not to exceed \$216,856.00;

AND

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

**This matter was APPROVED on the Consent Agenda.**

#### **2024-0157 Village-wide Sign Replacement Purchase - Goods Only**

In 2021, a twelve (12) year Village-wide street sign replacement program was created to ensure that all traffic control signs meet retro-reflectivity standards identified in the Manual of Uniform Traffic Control Devices (MUTCD). Signage must remain legible when viewed from a moving vehicle under normal day and night driving conditions by not excessively fading, discoloring, cracking, peeling, or blistering. 3M Diamond Grade Reflective Sheeting Series 4000 meets this requirement and has a twelve (12) year warranty. By staying within the manufacturer's warranty period, the Village can avoid the requirement to test for retro-reflectivity. To date, three (3) years of the program have been successfully completed.

Traffic Control & Protection, Inc. (TCP) of Bartlett, IL was the low bidder for the project in 2021 and manufactured the new street name signs utilizing the Orland Park Gem as part of the sign. To maintain uniformity, TCP is the preferred vendor to continue manufacturing the new street name signs. Along with the street name signs, TCP is also providing the needed regulatory signs on a yearly basis. The 2024 budget (Year 4 of 12) line item is \$35,000.00 for the program. This is a goods only purchase.

I move to approve the purchase of sign materials from Traffic Control & Protection, Inc. for a total amount not to exceed \$35,000.00 for fiscal year 2024.

**This matter was APPROVED on the Consent Agenda.**

**2024-0145 Centennial Park West Venue Camera Network Cabling**

During the design of Centennial Park West Venue, in order to maintain network consistency, it was pre-determined to coordinate low-voltage security items as well as any IT equipment separately with Village preferred vendor. Current Internet Protocol (IP) High Definition cameras require Unshielded Twisted Pair (UTP) Category 6 or greater network cabling, which can maintain much faster data throughput. These security cameras are critical to improving situational awareness, risk mitigation, and securing Village assets and properties.

Security cabling upgrades were subsequently completed at Village Hall and the Police Department in 2021; and Civic Center, SportsPlex, FLC, and Rec Admin buildings in 2022, after the Village Board approved waiving bids and contracting directly with Advanced Data Technologies (ADT) to keep the structured cabling quality consistent, and to maintain the manufacturer warranty.

ADT has consistently performed high quality work pulling and installing the new network structured cabling infrastructure at Village facilities. The pricing provided on the quote from Advanced Data Technologies is consistent with the pricing provided for the Network Structured Cabling Infrastructure Project.

**Proposal Summary**

Centennial Park West Venue: \$37,303.02

Contingency: \$2,696.98

Total Including Contingency: \$40,000.00

I move to approve waiving the bidding process;

AND

Approve the proposal from Advanced Data Technologies for Centennial Park West Venue Camera Network Cabling for an amount not to exceed \$40,000.00 (\$37,303.02 plus a contingency of \$2,696.98);

AND

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

AND

To authorize the Village Manager to approve change orders not to exceed the contingency amount.

**This matter was APPROVED on the Consent Agenda.**

**2024-0146 Fiber Locating Agreement - Adesta LLC**

In 2014, the Village embarked on a long-range plan in coordination with local school districts to create an area wide fiber network to improve efficiencies in technology and communication. In June 2017, the Village Board approved a contract with Adesta LLC of Willowbrook, Illinois, beginning the first large scale fiber installation for the Village. Additionally, the Village Board approved intergovernmental agreements with School District 135 (SD135) and School District 230 (SD230) to facilitate cooperation for the installation, operation, and overall maintenance of the underground fiber, and to enter into a cost sharing for the locating of underground fiber.

SD135 has made available to the Village one (1) of their four (4) previously installed fiber optic ducts that connects all of the SD135 facilities. The Village's ability to use these ducts reduces the amount of infrastructure we will have to invest and construct in the future. SD135 duct is currently utilized by the Village along both Ravinia Avenue and 151st Street to complete connectivity to various Village facilities, including the Village Hall Complex, Police Station, Public Works, Main Pump Station, and 151st Lift Station.

Additionally, the Village owns approximately seven (7) miles of four-inch (4") conduit along LaGrange Road, which we agreed to share with SD230. The Village also currently utilizes the LaGrange Road conduit from Elevated Tank #6 located west of 131st Street to 156th Street. SD230 utilizes separate fiber in the same conduit linking communications between Carl Sandburg, their administrative facility at 151st Street and 94th Avenue, and Victor J. Andrew High School.

By agreement SD135, SD230, and the Village utilize Adesta LLC to locate approximately sixteen (16) miles of joint fiber installation. The owners of the ducts will be billed by Adesta LLC for each locate, then each owner will be reimbursed by the other occupants for shared costs. There is an additional five and one-half (5.5) miles of duct independently owned and operated by the Village. In an effort to maintain continuity and avoid missed marks that would result in accidental strikes, Adesta was asked to provide a proposal to locate all Village fiber ducts as documented in the Village's geographic information system.

Adesta has submitted an updated price sheet for 2024 to the original design and construction agreement for the locating of the Village's conduits. They have updated their pricing from 2019. The unit costs will be based per JULIE ticket received for areas where the conduit exists at \$2.42 per ticket. Costs to dispatch an Adesta employee are \$70.01 during normal working hours and \$217.79 for emergency locates after hours. While there were years in which costs exceeded \$24,000.00 due to large scale road projects, average costs were \$18,500.00 per year. Based upon SD135 costs, staff recommends a not to exceed cost of

\$24,000.00 to be allocated. The agreement with Adesta will be for a three (3) year contract with the option for two (2) additional years. Prior to renewal, the Village has ninety (90) days to terminate the agreement.

I move to accept the proposed First Amendment to the Design and Construction Agreement from Adesta LLC of Glendale Heights, Illinois for locating Village-owned fiber duct for three (3) years at an amount of \$24,000.00 per year, for a total not to exceed amount of \$72,000.00, with the option to extend up to two (2) years;

AND

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

**This matter was APPROVED on the Consent Agenda.**

**2024-0036 CPAC Pool Chemicals - ITB 24-002 and ITB 24-032**

On January 3, 2024, the Village issued Invitation to Bid (ITB) 24-002 "CPAC Pool Chemical" requesting bulk unit pricing for the purchase and delivery of pool chemicals for the 2024 pool season.

During the three (3) weeks that the bid was open for review, eighteen (18) firms downloaded either partial or complete bid packages. ITB 24-002 was opened on January 19, 2024, at which point two (2) firms submitted bids. All qualifying bid packages and an audit of the bid submittals are attached for reference. A summary of the bid prices is provided below and on the attached "ITB 24-002 Bid Summary Sheet".

ITB 24-002 Bid Summary

BULK: Sodium Hypochlorite (12.5 -15%)  
Hawkins, Inc.: \$2.41/Gallon

BULK: Sodium Hypochlorite (18%)  
No Bids Received

4x1Case: Sodium Hypochlorite (12.5 -15%)  
Hawkins, Inc.: \$31.00/Case

Hydrochloric Acid 20BE 31% Non-Fuming  
Hawkins, Inc.: \$3.28/Gallon

Hydrochloric Acid 20BE 35% Non-Fuming  
No Bids Received



Liquid CO2  
MacCarb Inc. - \$0.35/lb

As in previous years, the number of bids submitted for CPAC Pool Chemicals was low. While the price submitted by MacCarb Inc. for Liquid CO2 was the same as in 2023 (\$0.35 in 2023), no bids were received for the preferred concentrate of Sodium Hypochlorite (18%) and Hydrochloric Acid 20BE (35% Non-Fuming).

As a side note, bid prices were requested in ITB 24-002 for BULK: Sodium Hypochlorite (12.5 -15%) and Hydrochloric Acid 20BE 31% Non-Fuming, even though they are not the preferred concentration of these chemicals by CPAC staff, who are all Certified Pool Operators (CPOs). This was done to ensure pricing was available for these chemicals in the case that pricing for the preferred percentages were not available.

As such, in an effort to obtain pricing for the preferred chemical concentrations, ITB 24-032 "CPAC Chemicals - Sodium Hypochlorite and Hydrochloric Acid" was issued on January 25, 2024, requesting bids for the chemicals that were not accounted for in ITB 24-003, namely BULK: Sodium Hypochlorite (18%) and Hydrochloric Acid 20BE 35% Non-Fuming.

During the two (2) weeks that the bid was open for review, sixteen (16) firms downloaded either partial or complete bid packages. ITB 24-032 was opened on February 22, 2024, at which point two (2) firms submitted bids. All qualifying bid packages and an audit of the bid submittals are attached for reference. A summary of the bid prices is provided below and on the attached "ITB 24-032 Bid Summary Sheet".

#### ITB 24-032 Bid Summary

BULK: Sodium Hypochlorite (18%)  
Mineral Masters Corp.: \$3.25 / gallon  
Alexander Chemical Corporation: \$3.49 / gallon

Hydrochloric Acid 20BE 31% Non-Fuming  
Mineral Masters Corp.: \$3.05 / gallon

Hydrochloric Acid 20BE 35% Non-Fuming  
Mineral Masters Corp.: \$3.05 / gallon

#### BID RESULTS

Based on the results of both aforementioned ITBs, Public Works was able to obtain pricing for the preferred CPAC pool chemicals, namely:

Liquid CO2 (via ITB 24-002)  
MacCarb Inc. - \$0.35/lb

4x1Case: Sodium Hypochlorite (12.5 -15%) (via ITB 24-002)  
Hawkins: \$31/Case

BULK: Sodium Hypochlorite (18%) (via ITB 24-032)  
Mineral Masters Corp.: \$3.25 / gallon

Hydrochloric Acid 20BE 35% Non-Fuming (via ITB 24-032)  
Mineral Masters Corp.: \$3.05 / gallon

Based on the total unit quantities needed, a Village Board approval is needed to purchase these goods from MacCarb Inc. and Mineral Masters, but not Hawkins, Inc.

I move to approve awarding ITB 24-002 CPAC Pool Chemical to MacCarb Inc. for the purchase of bulk Liquid CO2 at \$0.35/gallon for a total amount not to exceed \$25,000.00 in 2024;

AND

To approve awarding ITB 24-032 CPAC Pool Chemical to Mineral Masters Corp. for the purchase of BULK: Sodium Hypochlorite (18%) at \$3.25/gallon and Hydrochloric Acid 20BE 35% Non-Fuming at \$3.05/gallon for a total amount not to exceed \$52,000.00 in 2024;

AND

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

**This matter was APPROVED on the Consent Agenda.**

**2024-0125 2024-2026 Neighborhood Road Improvement Program - RFP 24-022**

The 2024-2026 Road Improvement Program includes the maintenance and reconstruction of various roadways/streets throughout the Village. This project was bid as a three (3) year contract, based primarily on recommendations from the Village's pavement management consultant, Applied Research Associates (ARA), of Champaign, Illinois, in partnership with Public Works staff's institutional knowledge of Village roadways.

For FY2024, streets scheduled for resurfacing and reconstruction are found in the following neighborhoods: Brook Hills Phase I, Clearview Estates (East), Courtyards of Orland Park, Green Castle and Manor Homes, Humphrey's, Mallard Landings Unit 5, Collette Highlands (Somerglen Dr.), and Wildwood Hills (South). In addition to pavement-related work, tree trimming, repair and/or replacement of hazardous sidewalks, failed curbs, and deteriorated storm sewer structures will be

performed on an as-identified basis. In all of the above project areas, all non-compliant sidewalks, most notably at street crossings, will be upgraded in accordance with the Americans with Disabilities Act (ADA).

To initiate the 2024-2026 Neighborhood Road Improvement Program, a request for proposals (RFP 24-022 "Neighborhood Road Improvement Program 2024-2026") was published on the BidNet Direct website from February 2, 2024 to February 21, 2024. During that time, twenty- seven (27) vendors downloaded at least one of the proposal documents, and eleven (11) vendors downloaded all documents, and proposals were received from five (5) contractors. A summary of the proposals is below:

Proposer - 2024 Price / 2025 Price / 2026 Price

Lindahl Brothers, Inc. - \$4,783,450.00 / \$4,469,166.21 / \$5,291,328.05

M & J Underground, Inc. - \$4,893,250.10 / \$4,715,347.82 / \$5,620,139.69

Gallagher Construction - \$4,898,826.20 / \$4,658,317.90 / \$5,712,727.95

P.T. Ferro Construction - \$4,980,655.58 / \$4,877,038.27 / \$5,730,955.95

D Construction - \$5,643,922.87 / \$5,511,897.01 / \$6,684,598.65

Lindahl Brothers, Inc. of Bensenville, Illinois was identified as the lowest responsible bidder for the 2024-2026 Neighborhood Road Improvement Program, with a submitted total project cost of \$4,783,450.00 for 2024. This amount is below the engineer's estimate of \$5,695,443.09.

I move to accept the proposal for RFP 24-022 Neighborhood Road Improvement Program 2024-2026, from Lindahl Brothers, Inc. of Bensenville, Illinois in an amount not to exceed \$4,783,450.00 for fiscal year 2024; and an amount not to exceed the Board approved funding for fiscal years 2025 and 2026;

AND

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

**This matter was NO ACTION on the Consent Agenda.**

#### **2024-0127 2024 Road Improvement Program Construction Management - Award**

The 2024 Neighborhood Road Improvement Program ("NRIP") includes the maintenance and reconstruction of various roadways/streets throughout the Village. This project is bid based primarily on the recommendation of the Village's pavement management consultant, Applied Research Associates (ARA), of Champaign, Illinois, in partnership with Public Works staff's institutional knowledge of Village roadways. The NRIP has been managed by Public Works staff in conjunction with the assistance of a consulting engineering firm since 2015. Baxter & Woodman Consulting Engineers has been the firm assisting the Village from 2015 to 2021. HR Green was the firm assisting the Village in 2022 &

2023.

To initiate the 2024 NRIP construction project itself, a request for proposals (RFP 24-022 Neighborhood Road Improvement Program 2024-2026) was published on the BidNet Direct website and bids were received from five (5) qualified contractors. Lindahl Brothers of Bensenville, Illinois is identified as the successful proposer for the project, with a total bid price of \$4,783,450.00 for FY2024.

To facilitate the construction management for the various activities within the 2024 NRIP, on February 1, 2024, staff requested proposals for Phase III construction management services from the Village's prequalified list of consulting engineering firms, with a due date of February 21, 2024. The request was made to the eight (8) firms listed below. All firms were provided a scope summary, a spreadsheet document containing the estimated construction cost for each neighborhood, and sample resident notifications.

Public Works staff has been receiving replies from firms stating they simply do not have enough employees at the time to cover projects. The summary of submittals is listed below. Two (2) firms submitted a proposal for consideration, one (1) firm respectfully declined, and five (5) firms did not respond.

Baxter & Woodman, Inc. - \$268,960.00

HR Green, Inc. - \$336,000.00

CivilTech - Decline

Christopher B. Burke Engineering Ltd. - No Response

Engineering Research Associates - No Response

Ciorba Group - No Response

Thomas Engineering - No Response

TranSystems - No Response

Although Baxter & Woodman did submit the lowest cost proposal, they did not meet the minimum requirements identified by the Village. Public Works staff is looking for a consultant who can provide the oversight needed with minimum experience and education requirements of the full-time onsite Resident Engineer must have earned a bachelor's degree from an ABET-accredited university in engineering and have 8+ years of road construction observation experience to handle a project of this size and complexity. HR Green, Inc. ("HRG") is a firm that has established a proficient and professional relationship with the Village for several years. HR Green, Inc. submitted a proposal that meets the minimum requirements for experience/education for this project and is under the budgeted amount of \$350,000.00. This firm has provided excellent construction management services in previous years to augment Public Works management of infrastructure improvements and inspection. HRG has performed bridge inspection services and bridge repair guidance for the Village since 2016. HRG has provided construction oversight and inspection for numerous Village projects.

Within the last ten (10) years, HRG served as the construction inspection firm for the following:

2016 reconstruction of road crossing culverts beneath Orlanbrook Drive serving Park Hill and Orlanbrook condo subdivisions

2017 replacement of the Wheeler Drive bridge deck over Tinley Creek, adjacent to the Teebrook Villa neighborhood.

2019 waterproofing membrane replacement guidance for the Teebrook Drive bridge deck over Tinley Creek

2022 Neighborhood Road Improvement Program

2023 Neighborhood Road Improvement Program

2023 94th Avenue resurfacing project from 151st Street to 159th Street

I move to accept the proposal from HR Green, Inc. of New Lenox, Illinois for the 2024 Neighborhood Road Improvement Program construction management, for an amount not to exceed \$336,000.00;

AND

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

**This matter was APPROVED on the Consent Agenda.**

**2024-0158 Replacement of Police Vehicles Purchase - Proposal**

The 2024 Fiscal Year Budget includes funds for the replacement of police vehicles. Vehicles and Equipment has developed a long-term vehicle replacement plan that includes the replacement of seven (7) police vehicles for FY24.

The 2024 list includes four (4) unmarked Investigator vehicles, two (2) Tactical vehicles, and one (1) Traffic vehicle.

Due to the shortened manufacturing run of the 2024 model year (MY) Ford Police Utility Interceptors, the order banks for the MY24 Explorers did not open, and the existing ordered MY23 Explorers were pushed into the MY24 production. As such, the Village was unable to spec and order any MY24 Police Utility Interceptors and would have to order MY25 Interceptors to replace the vehicles that are scheduled for replacement in 2024. The MY25 has a significant price increase from MY24.

The Village received information from Sutton Ford that there are MY24 Utility Interceptors available that meet the Village's specifications for police vehicles.

Sutton Ford of Matteson, Illinois currently holds the State contract for Ford Police Utility Interceptors.

All of the vehicles have been built or have a scheduled build date and will be delivered to the Village in 2024.

The replaced vehicles will be assessed for repurposing or sold at auction. Repurposed vehicles will replace older fleet vehicles that will then be auctioned.

It is staff's recommendation to utilize the Illinois State Contract #22-416CMS-BOSS4-P-41049 for the purchase of four (4) 2024 Administrator Police Utility Interceptors for \$42,121.00 each and three (3) 2024 Patrol Police Utility Interceptors for \$41,287.00 each for a total amount of \$292,345.00 from Sutton Ford of Matteson, Illinois.

I move to approve the proposal from Sutton Ford of Matteson, Illinois for the purchase of seven (7) 2024 Ford Police Utility Vehicles for an amount not to exceed \$292,345.00 per quotes from Sutton Ford dated February 23, 2024;

AND

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

**This matter was APPROVED on the Consent Agenda.**

**2024-0136 Catalina Subdivision Water Main and Storm Improvements- Phase II of III - Award**

The Catalina subdivision was developed in the early 1970s. With over fifty (50) years of service, the water main has corroded on the exterior of the pipe due to lack of polyvinyl wrap that is standard today. The corrosion has caused numerous water main breaks over the years and this high concentration of breaks noted on a Village GIS layer made this area a priority to replace. The water main in the subdivision is made up of both ductile and cast iron pipe. Due to the size of the project in the Catalina subdivision, the water main and storm water improvements were broken up into three (3) phases. Storm water improvements will start with this Phase in 2024 and be completed in Phase III in 2025.

Phase I of water main repairs consisted of lining the twelve-inch (12") water main that runs from 80th Avenue and down Wheeler Drive, to Elevated Tank #5 at Wheeler and Harlem Avenue. This work was completed in 2023 with one small area to be done in spring 2024.

Phase II will consist of water main replacement improvements for three (3) streets and eleven (11) courts. Storm main improvements to include a dry detention basin were also part of the scope. This work will be completed in 2024 and was part of bid package below.

Phase III consisting of water main replacement improvements as well as storm improvements will be completed in 2025.

Based on available 2024 funding, a request for proposals was advertised on BidNet Direct from January 12, 2024, to February 13, 2024, for Phase II of the Catalina Water Main Improvements. Thirteen (13) vendors received courtesy emails. Forty-one (41) companies downloaded the specifications. On February 13, 2024, the Village received six (6) proposals for consideration:

Airy's Inc. of Joliet, IL - \$5,947,978.00  
J.Congdon Sewer Services, Inc. of Carol Stream, IL- \$6,044,167.51  
Wininger Excavating, Inc. of Yorkville, IL- \$6,356,892.00  
Trine Construction Corp of St. Charles, IL- \$7,144,400.00  
D. Construction, Inc. of Coal City, IL- \$7,391,744.52  
H. Linden & Sons Sewer and Water of Piano, IL- \$8,193,337.00

Staff recommends accepting the proposal submitted by Airy's Inc. of Joliet, IL for the Catalina Water Main Phase II project in the amount of \$6,247,978.00 (\$5,947,978.00 plus approximately 5% or \$300,000.00 contingency). Contingency is being requested for unforeseen items in the ground during construction.

I move to approve the proposal from Airy's Inc. of Joliet, Illinois in the amount of \$6,247,978.00 (\$5,947,978.00 plus approximately 5% or \$300,000.00 contingency);

AND

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

AND

To authorize the Village Manager to approve change orders not to exceed the contingency amount.

**This matter was APPROVED on the Consent Agenda.**

**2024-0138 Franklin Loebe Center (FLC) Fire Main Loop - RFP 24-018**

The Franklin Loebe Center (FLC) was built in the late 1980's. It was constructed with a single dead-end water line service feed from the north. Staff identified this dead-end problem when a project was to decentralize a fire pump for FLC, Village Hall, and Civic Center. Staff designed a looped system back to Ravinia Avenue that will eliminate a dead end in the potable water system and improve the overall quality of drinking water to the FLC. In a future project to decentralize the fire pump, this loop will provide water also to the fire system of the FLC.

Based on available 2024 funding, Request for Proposals 24-018 "Franklin Lobe Center Fire Main Loop Improvements" was advertised on BidNet Direct from January 15, 2024, to February 15, 2024. Twelve (12) vendors received courtesy emails through Bidnet, and twenty-six (26) companies downloaded the specifications. On February 15, 2024, the Village received five (5) proposals for consideration:

Scanlon Excavating and Concrete, Inc. of Kankakee, IL - \$335,124.50  
Trine Construction Corp. of St. Charles, IL - \$392,000.00  
Sunset Sewer and Water, Inc. of Monee, IL- \$425,070.00  
H. Linden and Sons Sewer and Water of Piano, IL- \$444,000.00  
Airy's Inc. of Joliet, IL - \$458,925.00

Staff has done the research and checked on references on Scanlon Excavating and Concrete, Inc. due to them not working with the Village. Staff has found that they are a woman owned company and they do quality work that is on time and within budget.

Staff recommends accepting the proposal submitted by Scanlon Excavating and Concrete, Inc. of Kankakee, IL for the Franklin Loebe Center (FLC) Fire Main Loop project in the amount of \$368,636.95 (\$335,124.50 plus 10% or \$33,512.45 contingency). Contingency is being requested for unforeseen items in the ground during construction.

I move to approve the proposal from Scanlon Excavating and Concrete, Inc. of Kankakee, Illinois for RFP 24-018 Franklin Loebe Center (FLC) Fire Main Loop in the amount of \$368,636.95 (\$335,124.50 plus 10% or \$33,512.45 contingency);

AND

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

AND

To authorize the Village Manager to approve change orders not to exceed the contingency amount.

**This matter was APPROVED on the Consent Agenda.**

#### **2024-0154 Gigi's Playhouse Tinley Park 5K Fundraiser**

Gigi's Playhouse of Tinley Park has submitted a Special Events permit request to host the GiGiFit Acceptance Challenge - 5K fun run, 1 mile walk and kids dash fundraiser in support of individuals with Down Syndrome. The proposed event would take place on Saturday, June 1, 2023, utilizing the paths within Centennial



Park. The race will kick-off and finish in the 153rd Street Metra parking lot.

The event would begin at 8 a.m. and is expected to be complete, with clean-up, by 1 p.m. Set-up may begin on Friday, May 31.

Organizers are working on specific event components. All event logistics will adhere to Village guidelines and will be reviewed and approved by the Village in advance of the events. This includes participant parking, event security, police and or Community Service Officer requirements, obtaining a temporary food permit, or other permits required and paying all fees associated with event.

The event open to the general public, organizers expect 700-800 participants to take part in the fundraiser.

I move to approve permitting GiGi's Playhouse of Tinley Park to host the Gigi Acceptance Challenge utilizing the Centennial Park walking paths and the 153rd Street Metra lot on Saturday, June 1, 2024, from 7 a.m. to 1 p.m. contingent upon meeting all the Village's permitting requirements, payment of fees and inspections.

**This matter was APPROVED on the Consent Agenda.**

**2024-0149 Approval of the December 4, 2023 and December 18, 2023 Executive Session Minutes**

I move to approve the minutes of the Executive Session of December 4, 2023 and December 18, 2023.

**This matter was APPROVED on the Consent Agenda.**

**2024-0161 2024 Centennial Park West and Taste of Orland Park Artists**

The Village has been hosting concerts at Centennial Park West since 2003. In 2019, the Village introduced ticketed concerts bringing in national headliners to perform.

In June 2022, the Village Board approved awarding the construction of the Centennial Park West venue to Reed Construction. When complete, the venue will host a variety of Village events including ticketed concerts, the Taste of Orland Park, Fourth of July and Market at the Park.

Concerts at the new Centennial Park West venue are expected to take place in June, July and August 2024. The Taste of Orland Park will be August 2, 3 and 4, 2024.

Staff are engaged with talent agencies to secure Artists for Centennial Park West ticketed concerts and the Taste of Orland Park. Staff seek Board approval authorizing the Village Manager to enter into contracts, subject to Village Attorney review, with Artists whose performance and rider fees total more than \$25,000.

This would enable staff to make the required deposit, typically fifty percent, and secure Artists within the short window of time available from when an offer is made and accepted by the Artist.

Ticket prices for Centennial Park West concerts are expected to be priced \$10 - \$40 depending upon the Artist. The venue's capacity will allow 4,000 or more attendees.

I move to approve entering into contracts, and making deposits with Artists/Artists' agents, whose performance fees and rider costs exceed \$25,000 for the 2024 Centennial Park West Concerts and the 2024 Taste of Orland Park;

AND,

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

**This matter was APPROVED on the Consent Agenda.**

#### **2024-0163 Cultural Center Surplus Sale**

In 2022, the Village engaged in a comprehensive facility assessment study of Village facilities. This assessment identified an estimated \$6.2M in repairs including \$1.2M to replace the roof and \$5M to replace HVAC systems at the Cultural Center.

The facility was offered to School District 135 for \$1, however the District's evaluation of the facility determined the necessary repairs made the acquisition unfeasible.

The Village Board approved decommissioning Cultural Center and the redevelopment of Doogan Park and the old Robert Davidson site during the September 6, 2022 Board meeting. By doing so the Village reduced the total number of facilities to maintain and operate resulting in significant financial savings.

During the February 5, 2024 Board meeting, the Village Board approved awarding the demolition of the facility to KLF Enterprises.

Programs hosted within the Cultural Center will be relocated to the Franklin Loebe Center and the Civic Center beginning in April. This will result in a vibrant recreation campus centered around Village Hall.

To effectively accommodate the relocated programs, the Franklin Loebe Center (FLC) is undergoing modest renovations including the installation of a new dance studio, a new multipurpose room, upgrading the overall appearance of room 109, painting and installing wall coverings and new flooring in the main corridors,

sectioning portions of the men's and women's locker rooms for storage and adding a ramp outside an exit door in room 109. Renovations are expected to be complete by the end of March.

Supplies and equipment in support of programs and events will be moved from the Cultural Center to FLC and the Civic Center. Equipment in the recording studio that is still of good use will be salvaged for Village use.

The most valued item in the Cultural Center is a 1928, nine-foot Haddorf Concert Grand Piano. The piano was purchased in 2017 and restored at a cost of \$21,550. Staff have reached out to a number of auction houses including Leslie Hindman, Rivich Auction, and Merrill's Auction House, as well as the individual that refurbished the piano. One vendor shared that "the brand is completely forgotten and the size kills off 99% of buyers. You'd be looking for a church, recording studio, school, concert venue to accommodate the size." Additionally, auctioneers shared that most of the larger venues are looking for other brands.

Staff have reached out to the person that refurbished the piano, as well as the piano tuner. Neither had an interest.

In an effort to find the piano a good home staff sought to donate the piano to School District 135. The district had no interest. District 230 has expressed an interest, however, to date, have not committed to taking the piano. If D230 does not take the piano, it will be included in the surplus sale or a future municipal auction.

A number of items (see attached list) are not needed in either facility. Staff propose hosting a public surplus sale April 4 & 5, 9 a.m. to 12 p.m. each day. Items of value not sold during the sale will be included in a future municipal auction. Items of no value will remain in the facility and be a part of the demolition.

I move to approve hosting a surplus sale of Village items housed in the Cultural Center which the Village has no need for, and to auction items of value not sold in the sale during in a future municipal auction including the Haddorf Concert Grand Piano if the piano is unable to be donated to a local school or other organization, and to allow items of no value to remain within the facility and disposed of as a part of the demolition.

**This matter was APPROVED on the Consent Agenda.**

**2024-0123 An Ordinance Amending Title 1, Chapter 5, Section 8 of The Orland Park Village Code Regarding Public Participation at Meetings of The Village Board and Any of Its Committees, Commissions and Advisory Boards**

Per Subsection 2.06(g) of OMA, any person shall be permitted an opportunity to address public officials under the rules established and recorded by the public body. The enclosed ordinance is intended to assist with managing public comment during Committee of the Whole and at regular meetings of the Board of

Trustees and amends the section of the Village Code setting forth the public comment rules. The changes to the rules for public participation in meetings introduce several modifications and additions as explained below:

1. **Time Limit and Topics for Public Comment Periods:** There are two (2) periods of time not to exceed thirty (30) minutes each, which are allocated to public comment at the regular meetings of the Board of Trustees, and two (2) periods of time not to exceed fifteen (15) minutes each, which are allocated to public comment at meetings of the Committee of the Whole. The first public comment period is limited to only comments on topics relevant to a particular agenda item for that meeting. Public comments at the second public comment period are to be on items relevant to Village business including information about Village events; issues that the public body has the authority to address; items listed on the agenda; and items or issues previously voted on by the public body or that the public body has the authority to consider or vote on in the future. Speakers at special meetings must limit their topics and comments to matters appearing on the special meeting agenda only.
2. **Individual Time Limit for Speaking:** Each individual's public comment is limited to three (3) minutes per person, per public comment period session, per meeting. However, the public officials may vote to extend the time for a particular speaker or topic.
3. **Limitations on Remote Participation:** The public comment period is specifically for individuals physically attending the COW and Board of Trustees meetings. Those not present in person can submit comments via other means such as mail or email.
4. **Speaker Registration and Recognition:** Speakers must sign in with the Village Clerk before the meeting begins and provide their name and topic(s). The Village President or meeting chair determines the order of speakers, and each person must state their name before commenting.
5. **Submission of Written Comments:** Speakers can provide pre-prepared copies of their comments to the public body before, during, or after their comment session.
6. **Conduct During Public Comment:** Only one person may speak at a time, and all speakers must address the COW and Board from the podium. Statements from the audience are not permitted.
7. **Group Representation:** Groups of three (3) or more individuals speaking on the same topic are asked to designate a single spokesperson.
8. **Response from Public Officials:** Members of the public body will not respond to comments unless directed by the Village President or Chair. The Village

President or Chair may respond as appropriate and direct the speaker to the relevant Village official or staff member for assistance.

9. Prohibition of Repetitive Comments: Repetitive comments or arguments are not permitted.

10. Prohibition of Inappropriate Conduct: Abusive, foul, obscene, threatening, disorderly, or other inappropriate language or conduct, as well as personal attacks, are not permitted.

11. Authority to Terminate Public Comment: The Village President or Chair has the authority to terminate the public comment session of any person who fails to adhere to these rules. Disruptive individuals may be subject to removal from the meeting room.

12. Adherence to Village Policies: Individuals addressing the public body must adhere to Village policies and rules for the efficient and orderly conduct of the meeting.

These changes aim to provide a structured framework for public participation in board meetings, ensuring fairness, efficiency, and respectfulness in the exchange of ideas between the public and the board.

I move to adopt Ordinance 5874, entitled: AN ORDINANCE AMENDING TITLE 1, CHAPTER 5, SECTION 8 OF THE ORLAND PARK VILLAGE CODE REGARDING PUBLIC PARTICIPATION AT MEETINGS OF THE VILLAGE BOARD AND ANY OF ITS COMMITTEES, COMMISSIONS AND ADVISORY BOARDS.

**This matter was APPROVED on the Consent Agenda.**

**2024-0172 An Ordinance Amending Title 1, Chapter 5, Section 1-5-6 of The Orland Park Village Code (Order Of Business)**

The proposed ordinance changes the Order of Business for regular meetings of the Board of Trustees. Several items were added to the Order of Business that reflect past practice, such as listing individual departments. Other changes include adding Non-scheduled Citizens and Visitors for Agenda-Specific Public Comment toward the beginning of the meeting and by allowing for Non-Scheduled Citizens & Visitors for Public Comment on Items Relevant to Village Business near the end of the meeting.

The proposed Order of Business is as follows:

1. Call to Order/Roll Call
2. Pledge of Allegiance
3. Village Clerk's Office
4. Proclamations/Appointments/Presentations

5. Pre-Scheduled Citizens and Visitors
6. Non-scheduled Citizens and Visitors for Agenda-Specific Public Comment
7. Accounts Payable
8. Consent Agenda
9. Public Hearings
10. Public Safety
11. Technology
12. Public Works
13. Development Services
14. Engineering
15. Recreation and Parks
16. Finance
17. Mayor
18. Officials
19. Village Manager
20. Non-Scheduled Citizens & Visitors for Public Comment on Items Relevant to Village Business
21. Board Comments
22. Executive Session
23. Reconvene Board Meeting
24. Adjournment

I move to adopt Ordinance 5875, entitled: AN ORDINANCE AMENDING TITLE 1, CHAPTER 5, SECTION 1-5-6 OF THE ORLAND PARK VILLAGE CODE (ORDER OF BUSINESS).

**This matter was APPROVED on the Consent Agenda.**

**2024-0129 2024 Orland Hills West Road and Ditch Reconstruction - RFP 24-021**

The pavement in the Orland Hills West subdivision was originally constructed in the late 1950s, with the subdivision platted in 1952. At that time, the unincorporated roadways were constructed to a rural cross section, far below current Village standards. The Village has spent considerable resources maintaining these roadways, stormwater ponds, sanitary sewers, and water mains since annexing the area on July 12, 2002.

The roads have not been repaved since the annexation in 2002. Given the age of the roads and the condition of the roadside ditches, wholesale improvements are necessary to address the ongoing pavement failures and numerous ditch drainage problems.

The Village's pavement management consultant, Applied Research Associates (ARA), has recommended full depth pavement reconstruction, with the addition of concrete shoulders to support the pavement edge. Given that many areas of the roadside ditches function poorly, wholesale ditch reconstruction is necessary to complement the road construction and improve overall function.

The Village's intention is to have the project completed before the end of the fiscal year.

In February 2023, the Village Board awarded the Orland Hills West design engineering to Engineering Resource Associates (ERA), for storm water and road work. The ERA-designed plans and specifications were then published in as RFP 24-021 on BidNet Direct on January 22, 2024.

Per the BidNet audit report, thirty-four (34) vendors partially or fully downloaded documents, ten (10) vendors downloaded all documents, and three (3) submitted formal proposals on Friday, February 16, 2024. A bid tabulation for RFP 24-021 is attached for reference. A summary of the 2024 proposals is below:

M&J Asphalt Paving Company, Inc. of Cicero, Illinois - \$1,879,090.40

M&J Underground, Inc. of Monee, Illinois - \$1,882,000.01

Lindahl Brothers, Inc. of Bensenville, Illinois - \$1,938,676.57

It is staff's recommendation that M&J Asphalt Paving Company, Inc. of Cicero, Illinois be awarded the contract for the 2024 Orland Hills West Road and Ditch Reconstruction project. The project is traditionally split-funded due to the roadway reconstruction and ditch reconstruction components. The summation of road-related costs versus the summation of stormwater costs indicates the cost split to be 60% road work and 40% stormwater work.

Village Attorney Walsh noted that Trustee Katsenes also meant to include the following language in the motion read: "Authorize the Village Manager to execute all related contracts, subject to Village Attorney review."

Trustee Katsenes made a motion to include the following language in the motion: "Authorize the Village Manager to execute all related contracts, subject to Village Attorney review." It was seconded by Trustee Healy. All were in favor with the exception of Trustee Kampas. (refer to audio)

I move to accept the bid from M&J Asphalt Paving Company, Inc. of Cicero, Illinois for RFP 24-021 2024 Orland Hills West Road and Ditch Reconstruction an amount not to exceed \$1,879,090.40;

AND

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

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

**Aye:** 6 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Riordan, Trustee Radaszewski, and Village President Pekau

**Nay:** 0

**Abstain:** 1 - Trustee Kampas

### **2024-0132 2024 Asphalt Parking Lot and Path Maintenance - ITB 24-023**

The 2024 Asphalt Parking Lot and Path Maintenance project comprises the required maintenance upkeep for a large amount of asphalt parking lot and multi-use path paving/patching at various spot-locations throughout the Village.

For 2024, the locations for the above-described Asphalt Parking Lot and Path Maintenance projects are listed below by targeted location. The attached Project Site Locations from ITB 24-023 are provided to indicate the initial target locations within the village. These locations include:

Centennial Park Aquatic Center, 15600 West Avenue  
Franklin Loebe Center, 14650 Ravinia Avenue  
Civic Center, 14750 Ravinia Avenue  
Franklin Loebe Center Path, 14650 Ravinia Avenue  
179th Street and Wolf Road to 183rd Street Path  
Various Park paths throughout the Village

ITB 24-023 for the 2024 Asphalt Parking Lot and Path Maintenance project was published on BidNet Direct on January 23, 2024. BidNet data indicates forty-one (41) vendors downloaded some or all of the bid documents. On February 19, 2024 at 11:00am, fourteen (14) sealed bids were opened by the Clerk's Office for this project. The attached Bid Tabulation Sheet and Bid Audit Report shows details of the bids for reference, and a summary of lump sum bid amounts is below:

McGill Construction LLC. of Frankfort, Illinois - \$238,975.97  
Evans and Son Blacktop Inc. of West Chicago, Illinois - \$276,247.00  
Troch-McNeil Paving Co. of Elk Grove Village, Illinois - \$299,784.23  
D. Construction, Inc. of Coal City, Illinois - \$300,750.67  
Advantage Paving Solutions of Joliet, Illinois - \$302,116.37  
M&J Asphalt Paving Company of Cicero, Illinois - \$310,285.70  
Accu-Paving Co. of Broadview, Illinois - \$318,809.12  
Matthew Paving of Oak Lawn, Illinois - \$323,829.39  
Lindahl Brothers, Inc. of Bensenville, Illinois - \$332,821.77  
M&J Underground, Inc. of Monee, Illinois - \$337,782.35  
Orange Crush, LLC of Hillside, Illinois - \$341,532.00  
Abbey Paving Co., Inc. of Aurora, Illinois - \$342,120.55  
Maneval Construction Co, Inc. of Ingleside, Illinois - \$350,031.21  
Gallagher Asphalt Corporation of Thornton, Illinois - \$360,040.29



McGill Construction LLC. of Frankfort, Illinois is identified as the lowest responsible bidder for the 2024 Asphalt Parking Lot and Path Maintenance project, with a submitted project cost of \$238,975.97. Therefore, it is staff's recommendation that McGill Construction LLC. of Frankfort, Illinois be awarded the project for the 2024 Asphalt Parking Lot and Path Maintenance project for \$238,975.97. This cost is below the budgeted amount of \$350,000.00. Therefore, a \$100,000 contingency is requested to address additional bike paths throughout the Village, for a total project cost of \$338,975.97.

I move to approve awarding ITB 24-023 2024 Asphalt Parking Lot and Path Maintenance to McGill Construction LLC of Frankfort, Illinois for a total amount not to exceed \$338,975.97 (\$238,975.97 plus a \$100,000.00 contingency);

AND

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

AND

Authorize the Village Manager to approve change orders not to exceed the contingency amount.

**A motion was made by Trustee Milani, seconded by Trustee Riordan, that this matter be APPROVED. The motion carried by the following vote:**

**Aye:** 6 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Riordan, Trustee Radaszewski, and Village President Pekau

**Nay:** 0

**Abstain:** 1 - Trustee Kampas

#### **2024-0134 2024 Asphalt Pavement Patching - ITB 24-024**

The 2024 Asphalt Pavement Patching project comprises the required maintenance upkeep for a large amount of asphalt roadway patching at various spot-locations throughout the village.

For 2024, staff has been collecting asphalt patch locations throughout the Village to be provided for this work. The bid documents provided asphalt patch quantity estimates for the vendors to bid on.

ITB 24-024 for the 2024 Asphalt Pavement Patching project was published on the BidNet Direct website on January 24, 2024. BidNet data indicates one hundred forty-one (141) vendors were matched for this bid and eight (8) vendors downloaded all documents for the bid. On February 20, 2024 at 11:00am, six (6) sealed bids were opened by the Clerk's Office for this project. The attached Bid

Tabulation Sheet and Bid Responsiveness Sheet shows details of the bids for reference, and a summary of lump sum bid amounts is below:

D. Construction, Inc. of Coal City, Illinois - \$250,000.00  
Advantage Paving Solutions Inc. of Joliet, Illinois - \$257,000.00  
McGill Construction LLC of Frankfort, Illinois - \$287,750.00  
Lindahl Brothers, Inc. of Bensenville, Illinois - \$301,300.00  
M & J Asphalt Paving Company, Inc. of Cicero, Illinois - \$309,950.00  
M & J Underground, Inc. of Monee, Illinois - \$326,200.01

D. Construction, Inc. of Coal City, Illinois is identified as the lowest responsible bidder for the 2024 Asphalt Pavement Patching project, with a submitted project cost of \$250,000.00. This cost is below Public Works staff's estimate of \$281,000.00 for the anticipated project work areas. Therefore, it is staff's recommendation that D. Construction, Inc. of Coal City, Illinois be awarded the project for the 2024 Asphalt Pavement Patching project for \$250,000.00. A contingency of \$120,000.00, approximately 48% of the proposal total, is requested to address change orders made by additional work identified by staff for a total project cost of \$370,000.00. Additional work may include pavement patches due to deteriorating road conditions identified or by open cuts made for utility repairs.

Trustee Radaszewski stated that given the Village's previous unsatisfactory experiences with D. Construction Inc., Village staff has concerns about its project management practices and doubts regarding its capacity to fulfill contractual obligations, she moved to recommend to the Village Board of Trustees that it finds that D. Construction Inc. of Coal City, Illinois is not the lowest responsible bidder and to accept the bid from Advantage Paving Solutions, Inc. of Joliet, Illinois for the ITB 20-024 2024 Asphalt Pavement Patching project in the amount not to exceed \$377,000 (\$257,000 plus \$120,000 contingency). It was seconded by Trustee Healy.(refer to audio)

President Pekau entertained a motion to amend the motion read by Trustee Radaszewski to read " I move to approve that the Village Board of Trustees finds that D. Construction Inc. of Coal City, Illinois is not the lowest responsible bidder and to accept the bid from Advantage Paving Solutions, Inc. of Joliet, Illinois for the ITB 20 024 2024 Asphalt Pavement Patching project in the amount not to exceed \$377,000 (\$257,000 plus \$120,000 contingency) It was moved by Trustee Katsenes and seconded by Trustee Milani. All were in favor with the exception of Trustee Kampas who abstained. (refer to audio)

The roll was called on the amended motion. All were in favor with the exception of Trustee Kampas who abstained. (refer to audio).

Mayor Pekau entertained a motion to amend the motion to also include the following

language: "To authorize the Village Manager to execute all related contracts, subject to Village Attorney review; and to authorize the Village Manager to approve change orders not to exceed the contingency amount." It was moved by Trustee Katsenes and seconded by Trustee Milani. All were in favor with the exception of Trustee Kampas who abstained. (refer to audio)

I move to approve that the Village Board of Trustees finds that D. Construction Inc. of Coal City, Illinois is not the lowest responsible bidder;

And

To accept the bid from Advantage Paving Solutions, Inc. of Joliet, Illinois for the ITB 20-024 2024 Asphalt Pavement Patching project in the amount not to exceed \$377,000 (\$257,000 plus a \$120,000 contingency);

AND

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

AND

To authorize the Village Manager to approve change orders not to exceed the contingency amount.

**A motion was made by Trustee Radaszewski, seconded by Trustee Healy, that this matter be APPROVED. The motion carried by the following vote:**

**Aye:** 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Kampas, Trustee Riordan, Trustee Radaszewski, and Village President Pekau

**Nay:** 0

## **PUBLIC WORKS**

### **2024-0114 Amendment to Emergency Fire System Repairs - OPHFC**

The Village Board approved Emergency Fire System Repairs at the OPHFC (2024-0114) on February 19, 2024, based on the proposal 23T2677KF from Affiliated Customer Service ("Affiliated").

After this approval, Affiliated began submitting a building permit for this work, which identified additional fire system repairs that needed to be made outside of the original scope of work. The additional scope of work is summarized below:

1. Replace existing Simplex horn strobes and strobes with new system sensor type to synchronize with newly installed fire alarm system replacement;
2. Replace existing Simplex NAC Power supplies with new Gamewell type to

power new horn strobes and strobes;

3. Per Code, furnish and install new horn strobes, and strobes in areas lacking notification coverage. Installation of new conduit and wiring is included for this portion;

4. Furnish and install two (2) new CO Detectors inside boiler rooms. Installation of new conduit and wiring is included for this portion.

To complete this additional work and comply with all building and Fire Marshall regulations, Public Works requested an additional proposal from Affiliated to complete this work. Proposal 24T2358KF was subsequently provided by Affiliated for \$38,313.00, bringing the total contract amount to \$76,136.00 plus a \$4,000 contingency for a total not to exceed \$80,136.00.

In addition, a future capital project of \$340,000 in design and construction in FY26/27 to upgrade OH&FC fire panel system will be eliminated on the capital list because the scope above will bring building up to present day code.

As such, staff recommends amending the original Village Board approval to approve proposal 23T2677KF and 24T2358KF from Affiliated Customer Service, Inc. for "Fire Alarm System Replacement" for price not to exceed \$80,136.00 (\$37,823.00 plus \$38,313.00 plus a contingency of \$4,000.00). To clarify this proposed amendment, the original and proposed motions are provided below:

The original Board approved motion from 2024-0114 stated:

I move to approve proposal 23T2677KF from Affiliated Customer Service, Inc. for "Fire Alarm System Replacement" for price not to exceed \$41,823.00 (\$37,823.00 plus a contingency of \$4,000.00).

The current proposed amended motion states:

I move to approve proposal 23T2677KF and 24T2358KF from Affiliated Customer Service, Inc. for "Fire Alarm System Replacement" for price not to exceed \$80,136.00 (\$37,823.00 plus \$38,313.00 plus a contingency of \$4,000.00);

I move to approve an amendment to the Recommended Action/Motion from Board Report 2024-0114 which stated "I move to approve proposal 23T2677KF from Affiliated Customer Service, Inc. for "Fire Alarm System Replacement" for price not to exceed \$41,823.00 (\$37,823.00 plus a contingency of \$4,000.00)";

AND

To approve proposal 23T2677KF and 24T2358KF from Affiliated Customer Service, Inc. for "Fire Alarm System Replacement" for price not to exceed \$80,136.00 (\$37,823.00 plus \$38,313.00 plus a contingency of \$4,000.00);

AND

Authorize the Village Manager to approve change orders not to exceed the contingency amount;

AND

To authorize the Village Manager to execute all related contracts subject to Village Attorney review.

**A motion was made by Trustee Kampas, seconded by Trustee Milani, that this matter be APPROVED. The motion carried by the following vote:**

**Aye:** 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Kampas, Trustee Riordan, Trustee Radaszewski, and Village President Pekau

**Nay:** 0

**2024-0155 Orland Hills East Road and Ditch Reconstruction Design Engineering - Change Order**

On July 17, 2023, V3 Companies of Woodridge, Illinois was awarded the Orland Hills East Road and Ditch Reconstruction Design Engineering contract. As has been done in past projects such as this, the scope of the design proposal requires field evaluation, utility coordination, pavement rehabilitation evaluation, construction specifications, detailed drawings, ditch and road re-grading plans and profile sheets with elevation cross-sectioning, and bidding assistance.

Design engineering is wrapping up to allow for construction to take place in 2025. During design engineering, Public Works staff took note of the current dead-end street of Elm Street, and the opportunity to tie this street into 139th St to the east. Public Works is requesting additional funds of \$27,300.00 to account for the additional scope of work. The additional scope of work includes topographic survey, pre-final/ final engineering, utility coordination, and wetland services for the extension of 139th Street from 91st Avenue to Elm Street, as outlined in the proposal submitted from V3 Companies. The additional scope of work will also necessitate an extension of the contract to August 1, 2024.

Trustee Healy had comments. (refer to audio)

Director of Public Works Joel Van Essen presented information regarding this matter. (refer to audio)

President Pekau had comments. (refer to audio)

Director of Public Works Van Essen had comments. (refer to audio)

Trustee Healy had questions. (refer to audio)

Director of Public Works Van Essen responded to Trustee Healy. (refer to audio)

President Pekau had comments. (refer to audio)

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

Director of Public Works Van Essen responded to Trustee Healy. (refer to audio)

Trustee Healy made a motion to table this item. It failed for a lack of second. (refer to audio)

Trustee Kampas had a question. (refer to audio)

Director of Public Works Van Essen responded to Trustee Kampas. (refer to audio)

Trustee Milani had questions. (refer to audio)

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

President Pekau had comments. (refer to audio)

I move to approve Addendum B and Change Order #2 incorporating the proposal from V3 Companies of Woodridge, Illinois for additional design services for the additional scope of work for the Orland Hills East Road and Ditch Reconstruction Project for an additional cost not to exceed \$27,300.00; replacing the previous not-to-exceed amount of \$98,244.00; with a new total “not-to-exceed amount of \$125,544.00”;

AND

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

**A motion was made by Trustee Healy, seconded by Trustee Radaszewski, that this matter be APPROVED. The motion carried by the following vote:**

**Aye:** 6 - Trustee Nelson Katsenes, Trustee Milani, Trustee Kampas, Trustee Riordan, Trustee Radaszewski, and Village President Pekau

**Nay:** 1 - Trustee Healy

**DEVELOPMENT SERVICES AND PLANNING****2023-1009 S&F Partners - 14340 108th Avenue - Rezoning**

Project: 2023-1009 - 14340 108th Avenue - Rezoning

Petitioner: Warren Tessari

Purpose: The petitioner is seeking approval of a rezoning in accordance with the provisions set forth in the Land Development Code Section 5-108.

Location: 14340 108th Avenue, Orland Park, IL 60464

P.I.N.: 27-08-100-064-0000

Requested Approvals: The petitioner is seeking approval of a zoning map amendment for the parcel located at 14340 108th Avenue from BIZ General Business District to R-2 Residential District.

Please see attached Staff Report to the Board of Trustees dated 02/26/24 for more information.

**Summary & Background**

The petitioner seeks approval of a zoning map amendment of a 2.3 acre parcel located at 14340 108th Avenue. The petitioner intends to rezone 14340 108th Avenue from BIZ General Business District to R-2 Residential District. There is a sizable wetland on the site that will limit the future development of a single family residential home; however, development plans are not a reviewed part of this petition.

**Plan Commission Discussion**

Present at the Plan Commission were 6 commissioners, members of staff, and several member residents of the Village of Orland Park. Discussion was relatively brief and focused primarily on the existing nontidal wetland present on the site. Overall, the commissioners expressed support for the zoning map amendment.

The Plan Commission recommended that the Village Board approve a zoning map amendment unanimously per the Staff Recommended Action.

President Pekau had comments. (refer to audio)

I move to approve the Plan Commission recommended action for case number 2023-1009, also known as 14340 108th Ave Rezoning.

THIS SECTION IS FOR REFERENCE ONLY (NOT NECESSARY TO BE READ)

I move to approve a zoning map amendment subject to the following conditions:  
1. Meet all building code requirements and final engineering requirements including required permits from outside agencies.

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

**Aye:** 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Kampas, Trustee Riordan, Trustee Radaszewski, and Village President Pekau

**Nay:** 0

## **ENGINEERING**

### **2024-0164 Orland Park Pump Station - Bypass Pumping Modifications, ITB #24-019 Award**

As a redundant water supply system for the Village's drinking water supply, the Village is working on a bypass pumping for a direct emergency connection with the Village of Oak Lawn and the Regional Water Supply (RWS). The Village of Orland Park issued an invitation to Bid (ITB) #24-019 for bypass pumping modifications at the Village's main pump station. An overview of the Contractor's scope includes:

- Construction and delivery of a finished bypass system per the plans and specifications,
- Training of Village staff on decontamination and operation of the bypass system,
- Conduct a system test in coordination with the Villages of Orland Park and Oak Lawn,
- Provide the Villages with an Operations and Maintenance manual for the bypass system.

The Village issued ITB #24-019 on January 3, 2024. A mandatory pre-bid meeting was held on January 30, 2024 at 11 AM, to which three (3) interested contractors attended. Addendum #1 was issued on February 1, 2024 and Addendum #2 was issued on February 2, 2024. Bids were opened on February 12, 2024 at Village Hall.

The Village received one (1) complete and responsive submittal by Airy's, Inc. (Airy's) for \$197,750.

Staff is recommending to award ITB #24-019 to Airy's. Airy's has a history of working in the Village and the Public Works department actively uses their expertise and services. Staff is familiar with the company's capabilities and believes Airy's will successfully deliver the project to the satisfaction of the Village of Orland Park, Village of Oak Lawn, and RWS.

I move to approve awarding ITB #24-019 Orland Park Pump Station - Bypass Modifications to Airy's, Inc. for a not-to-exceed amount of \$197,750;

AND



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

**A motion was made by Trustee Radaszewski, seconded by Trustee Milani, that this matter be APPROVED. The motion carried by the following vote:**

**Aye:** 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Kampas, Trustee Riordan, Trustee Radaszewski, and Village President Pekau

**Nay:** 0

## **RECREATION AND PARKS**

### **2024-0169 Hank's Farm Stand Boley Farm Lease Agreement**

Henry (Hank) Jacobs has been operating the farm stand on the Village's Boley Farm property located on the south side of 151st St. just west of 80th Avenue, for years through multiple two-year leases with the Village. The last lease with the Village was for the terms of March 1, 2022 through November 15, 2022 and March 1, 2023 through November 15, 2023. He has requested to lease the grounds again for 2024, with an automatic renewal for 2025. He last paid \$16,500 for the 9.5 months of 2022, and \$16,500.00 for the 9.5 months of 2023.

The lease includes 2.12 acres of land for agricultural purposes, as well as the retail sale of agricultural products from the barn measuring 46 feet by 72 feet and the parking lot of approximately 1/3 acre. The Village's right-of-entry for this work is preserved in the lease document as is an insurance and indemnity requirement of Mr. Jacobs for his activity on the property.

Staff recommend the same fees and terms be utilized for 2024 and 2025.

Trustee Katsenes had questions. (refer to audio)

Village Manager George Koczwara and Director of Recreation and Parks Ray Piattoni responded to Trustee Katsenes.

Director of Engineering Khurshid Hoda presented information regarding this matter. (refer to audio)

I move to approve the Boley Farm/Farm Stand Lease Agreement with Henry (Hank) Jacobs for 2024 at a cost of \$16,500 and to approve an automatic renewal of the lease in 2025 at a cost of \$16,500 for a 9.5 month period of March 1 - November 15 of each year;

AND

To authorize the Village Manager to execute all related contracts, subject to

Village Attorney review.

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

**Aye:** 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Kampas, Trustee Riordan, Trustee Radaszewski, and Village President Pekau

**Nay:** 0

## **NON-SCHEDULED CITIZENS & VISITORS**

A member of the audience (Caleb Y.) addressed the Board. (refer to audio)

## **BOARD COMMENTS**

Trustees Healy, Radaszewski, Kampas, Milani, Katsenes and President Pekau had Board comments. (refer to audio)

## **EXECUTIVE SESSION**

I move to recess to a Closed Executive Session for the purpose of discussion of a) the appointment, employment, compensation, discipline, performances or dismissal of specific village employees.

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

**Aye:** 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Kampas, Trustee Riordan, Trustee Radaszewski, and Village President Pekau

**Nay:** 0

## **RECONVENE BOARD MEETING**

The roll was called to reconvene the Regular Meeting and Trustees Healy, Katsenes, Milani, Kampas, Riordan, Radaszewski and President Pekau were present.

Purpose of the Executive Session was for the discussion of a) the appointment, employment, compensation, discipline, performances or dismissal of specific village employees.

**Present:** 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Kampas, Trustee Riordan, Trustee Radaszewski and Village President Pekau

**ADJOURNMENT: 8:57 P.M.**

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

**Aye:** 7 - Trustee Healy, Trustee Nelson Katsenes, Trustee Milani, Trustee Kampas, Trustee Riordan, Trustee Radaszewski, and Village President Pekau

**Nay:** 0

**2024-0205 Audio Recording for March 3, 2024, Board of Trustees Meeting**

**NO ACTION**

**/AS**

APPROVED: March 18, 2024

Respectfully Submitted,

/s/ Patrick R. O'Sullivan

---

**Patrick R. O'Sullivan, Village Clerk**