

MINUTES
Committee of the Whole
October 16, 2018 – 6:30 p.m.
Village Hall of Tinley Park – Council Chambers
16250 S. Oak Park Avenue
Tinley Park, IL 60477

Members Present: M. Pannitto, Interim President Pro-Tem
W. Brady, Village Trustee
C. Berg, Village Trustee
M. Glotz, Village Trustee
J. Curran, Village Trustee

Members Absent: J. Vandenberg, President
B. Younker, President Pro-Tem

Other Board Members Present: K. Thirion, Village Clerk

Staff Present: D. Niemeyer, Village Manager
P. Carr, Assistant Village Manager
F. Reeder, Fire Chief
B. Bettenhausen, Village Treasurer
K. Workowski, Public Works Director
J. Urbanski, Assistant Public Works Director
P. Connelly, Village Attorney
L. Valley, Executive Assistant to the Mayor and Trustees
R. Zimmer, Executive Assistant
T. Ketchum, FOIA Coordinator
L. Carollo, Commission/Committee Secretary

Motion was made by Trustee Glotz, seconded by Trustee Curran, to recommend appointing Trustee Pannitto as Interim President Pro-Tem for the Committee of the Whole meeting dated October 16, 2018. Vote by voice and motion carried.

Item #1 - The Committee of the Whole meeting was called to order at 6:30 p.m.

Item #2 – RECEIVE UPDATE ON FIRE STATION 47 CONSTRUCTION – The Public Safety Committee on September 11, 2018, concurred with staff recommendations regarding the offered saving options and weighed the current and future advantages as well as disadvantages of each option. Committee consensus was to continue with the planning and design process of the fire station, while removing the amenities in options #1 and #7. Option #1 removes 3 of the improved bi-fold apparatus doors and replaces them with the traditional rollup doors for approximately \$93,000 savings. Option #7 removes purchase and lease of temporary structures designed to house apparatus and manpower on site during the construction period at a savings of approximately \$220,000.

Current estimate for Fire Station 47 construction is approximately \$5.8 million. Further decisions are needed from the Village Board on final budget figures in order for the team to move into the design phase of the project. The design team developed an updated vision and plan for the current and future needs of the department. As additional cost saving measures, five (5) options need consideration within the concept phase. Chief Reeder stated these options would be necessary to the department, however, the Village needs to work within budget constraints and the below options would further reduce costs.

Chief Reeder provided a brief summary of the impact on elimination of each feature would have on the project and operations:

- Remove “lean-to” breathing apparatus and protective clothing work areas – Savings of \$90,107. This would result in protective clothing lockers being moved to apparatus floor, reducing work space and potentially exposing gear to toxins.
- Remove 1 apparatus bay – Savings of \$256,015. No opportunity for growth and service expansion capabilities.
- Bunk room reduction from 7 cubicles to 6 and reduces shower/changing areas from 3 to 2 – Savings of \$269,391. Limits growth in staffing and personnel privacy is compromised.
- Remove drive-through bay and park district storage bins – Savings \$161,000. Eliminates ability to drive through bay upon re-entry and reduces ability for apparatus checks and training activities. Drive-through bay will require easement or IGA with the Park District.
- Remove basement – Savings of \$493,047.

Committee discussion followed with concerns of removing any of the above options. A representative from R.C. Wegman Construction Company was present to answer questions. Trustee Glotz asked what recommendations R.C. Wegman would have to lower costs for the Village and the construction manager for R.C. Wegman stated he would defer to Chief Reeder’s recommendations. Trustee Curran asked what other fire stations have recently been built, the cost per square footage and what the costs per square footage would be for this project. A fire station for Rolling Meadows has started construction and their costs are approximately \$440 per square foot. Costs per square footage have not been discussed for the Tinley Park fire station. Trustee Berg asked if there would be enough room to accommodate the drive-through doors. There would be enough room and it was explained the reason for needing the land from the park district would be to create a turning radius for the fire truck and engine. Discussion continued regarding the option of a basement. Storage space will be needed and a basement would be more economical than building a second story to the facility.

Motion was made by Interim President Pro-Tem Pannitto, seconded by Trustee Berg, to recommend approval of fire station preliminary construction budget of \$5.8 million. Vote by voice. Interim President Pro-Tem Pannitto declared the motion carried.

P. Connelly, Village Attorney reminded the Committee of the Whole prior to the Village Board meeting a vote would be needed for the GMP (Guaranteed Maximum Price) of the project. Trustee Curran asked B. Bettenhausen, Village Treasurer if funds would be available in next year’s budget for the project and Mr. Bettenhausen stated funds would be available for various projects, however, it is the Village Board’s decision regarding which projects are priority.

Item #3 – DISCUSS BID AWARD FOR FIRE STATION 47 PARKING LOT – The Fire Station Construction Committee determined in order to allow a progressive approach to construction of the fire station while designing and determining final facility scope bidding the proposed parking lot for available site access during construction would be advantageous to bid as the first phase of the project. The construction contract was advertised in accordance with state bidding laws for each of the respective trades. Bids were opened and read publicly on September 27, 2018 at 2 p.m. by the Facilities and Fleet Superintendent and Deputy Clerk. The lowest bidders comprised the recommended Phase 1 Parking Lot GMP contract with R.C. Wegman as follows:

- Austin Tyler Construction for excavation and site utilities - \$82,195.00.
- Pavement Systems for asphalt paving - \$27,894.00.
- Austin Tyler Construction for concrete curbs and paving - \$35,368.00.

- Twin Oaks Landscaping for landscaping services - \$19,210.00.

Staff recommended approval of the parking lot bid subcontractors as well as related costs for site conditions, construction manager's fee, general conditions fee, insurance, bond and contingency for phase 1 parking lot installation in the amount of \$198,467.

Interim President Pro-Tem Pannitto asked if the parking lot construction would interfere with plans for the fire station. J. Urbanski, Assistant Public Works Director stated it would not as this currently is an empty lot and this project would be done concomitantly with fire station design. Trustee Berg stated a public safety concern relating to the park entrance on Parliament and asked if another entrance to the park could be built or bike path. Mr. Urbanski stated this will be given consideration, however, traffic will actually decrease in the future on Parliament given driveway design.

Interim President Pro-Tem Pannitto asked if there was any further discussion of Fire Station 47 parking lot. No one came forward.

Motion was made by Trustee Berg, seconded by Trustee Curran, to recommend approval of the parking lot bid subcontractors and related costs for Phase 1 Parking Lot Installation in the amount of \$198,467.00, be placed on the agenda for the next Village Board meeting. Vote by voice. Interim President Pro-Tem Pannitto declared the motion carried.

Item #4 – DISCUSS INTERGOVERNMENTAL AGREEMENT (IGA) FOR SUMMIT HILL SCHOOL DISTRICT 161 – TRANSCEIVER SITE SYSTEM

– To enhance public safety radio communication in the southern area of the Village limits, an additional receiver is required. There are coverage issues in this area with portable radios used by Village public safety departments. After surveying the area for an appropriate site, Walker School was selected after coverage analysis was performed for suitability and found acceptable. School district 161 currently maintains a communication tower at Walker School and is located within the Village limits.

An Intergovernmental Agreement was drafted, reviewed and approved at the Summit Hill District Board meeting on October 10, 2018. There is no cost incurred for co-locating the equipment on the communication tower.

Interim President Pro-Tem Pannitto asked if the Committee of the Whole had any further discussion of the Intergovernmental Agreement for Summit Hill School District 161. Trustee Berg and Trustee Brady stated support for the above-stated agreement.

Motion was made by Trustee Glotz, seconded by Trustee Brady, to recommend approval of an Intergovernmental Agreement for Summit Hill School District 161 – Transceiver Site System be placed on the agenda for the next Village Board meeting. Vote by voice. Interim President Pro-Tem Pannitto declared the motion carried.

Item #5 – DISCUSS POST 1 (167TH STREET) PUMP STATION IMPROVEMENTS – MAIN DISTRIBUTION PANEL

– The current electrical Main Distribution Panel (MDP) at Post #1 (167th Street Water Plant) has experienced an increase in failures and is estimated to be 40 years old. After inspection by an electrical engineer, it was determined the system is due for replacement, which would consist of removal and replacement of the motor control center, SCADA system, electrical service from ComEd and/or ancillary electrical work, replace one of four existing variable frequency drives and rewire all four drives. The on-site tornado siren will also be updated, which is also approximately 40 years old.

The service contract was advertised in accordance with state bidding laws and two (2) sealed bids were received by May 30, 2018 at 10 a.m. by Airy's Inc. at \$1,097,731.00 and Genco Industry at \$1,152,880.00.

Staff recommended service contract approval for Post #1 MDP Replacement contract with Airy's, Inc., in the amount of \$1,097,731.00, which is available in the approved FY18-19 Budget.

Motion was made by Trustee Berg, seconded by Trustee Brady, to recommend approval of Post 1 Pump Station Improvements – Main Distribution Panel be placed on the agenda for the next Village Board meeting. Vote by voice. Interim President Pro-Tem Pannitto declared the motion carried.

Item #6 – RECEIVE COMMENTS FROM THE PUBLIC - No comments from the public.

ADJOURNMENT

Motion was made by Trustee Glotz, seconded by Trustee Curran, to adjourn this meeting of the Committee of the Whole. Vote by voice call. Interim President Pro-Tem Pannitto declared the motion carried and adjourned the meeting at 7:19 p.m.

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