

**Glen Ellyn Park District  
Board of Commissioners  
Regular Meeting  
September 21, 2021  
185 Spring Avenue**

**I. Call to Order**

Vice President Nephew called the meeting to order at 7:02 p.m.

**II. Roll Call of Commissioners**

Upon roll call, those answering present were Commissioners Ward, Weber, Nephew, Bischoff and President Durham. Commissioner Cornell arrived at 7:04 p.m. and Commissioner Stortz arrived at 7:15 p.m. Commissioners Cornell and Durham participated remotely.

Staff members present were Executive Director Harris, Superintendent of Finance & Personnel Cinquegrani, Project Manager Troia and Board Secretary & Executive Assistant Dikker.

**III. Pledge of Allegiance**

President Durham led the Pledge of Allegiance.

**IV. Changes to the Agenda**

None.

**V. Public Participation**

None.

**VI. Consent Agenda**

Commissioner Cornell moved, seconded by Commissioner Bischoff, to approve the Consent Agenda including the Voucher List of Bills totaling \$350,646.56, the July 13, 2021 Regular Meeting minutes, the August 3, 2021 Workshop Meeting minutes and the September 7, 2021 Workshop meeting minutes.

*Roll Call: Aye: Commissioners Cornell, Bischoff, Ward, Weber, Nephew, and  
President Durham*

*Nay: None*

*Motion Carried.*

**VII. New Business**

**A. Sunset Parking Lot Asphalt Improvements**

Project Manager Troia discussed that for 2021 staff budgeted to repair the parking lot at Village Green Park but after further reviewing the District's parking lot conditions, it was determined the Sunset parking lot was in greater disrepair and was deemed a higher priority.

After further inspection of the parking lot by an engineering consultant, it was determined that a total removal and replacement was warranted. Also needed was replacement of a portion of the front concrete sidewalk ramp which is currently non-compliant with ADA requirements.

The project was publicly noticed on August 27<sup>th</sup> for the removal and replacement of all asphalt surfaces, aggregate base amendment and restriping. The bid opening was conducted on September 15<sup>th</sup> at which time eight (8) sealed bids were received, opened, and read aloud. Overall, bids were competitive and comparable to project estimates.

Geneva Construction submitted the lowest lump sum bid of \$105,668 and staff has vetted and found to be complete. Troia discussed that this contractor has completed projects within the District prior and has performed well and provided excellent communication. Troia explained that \$85,000 was budgeted for the Village Green parking lot and stated that excess funds would come from the operating budget.

The Park Board had a brief discussion about the details of the repair, the timeline of the project and need for replacement of the District's assets. Commissioner Ward moved, seconded by Commissioner Bischoff to award the Sunset Parking Lot Asphalt Improvements bid to Geneva Construction Co. as the lowest and responsive and responsible bid for the amount of \$105,668.

*Roll Call: Aye: Commissioners Ward, Bischoff, Cornell, Weber, Stortz, Nephew and President Durham*  
*Nay: None*

*Motion Carried.*

#### **B. Lake Ellyn Park North Shoreline Improvements**

Project Manager Troia reviewed the Lake Ellyn Park North Shoreline Improvement Project stating this element is part of a 5-year capital improvement plan for Lake Ellyn Park and is consistent with the 2013 Master Plan. The project will connect the boathouse to the existing floating pier with a wide permeable paver walkway. It would provide additional seating opportunities, access to the lake edge and improve the functionality of the boat ramp.

The project was publicly noticed on August 27, 2021, and the bid opening occurred on September 14<sup>th</sup> at which time nine (9) sealed bids were received, opened, and read aloud. Integral Construction, Inc. submitted the lowest lump sum bid of \$323,000 with an alternate of \$47,000. The submitted bid was vetted and references checked.

Executive Director Harris stated that staff was notified of unsolicited information regarding the proposed contractor for previous experiences and violations. The information was received from the Indiana-Illinois-Iowa Foundation for Fair Contracting (IIIFFC) by each Board member along with staff. Additionally, a hard copy of the communication was provided to the Park Board Commissioners for review. Integral Construction, Inc. has also provided a follow-up to IIIFFC material which was also shared with the Commissioners. Harris stated that throughout the vetting process, the Park District has conferred with legal counsel and Integral and despite

the issues presented, are confident that Integral is still the lowest responsive bidder. Following, Commissioner Weber moved, seconded by Commissioner Bischoff to approve staff's recommendation. Board discussion and public participation then followed.

IIFFC representative Jodi Frailey, was in remote attendance and stated IIFFC learned of the bid outcome last Friday and submitted its concerns regarding Integral Construction, Inc. yesterday to the Park District. Frailey reiterated some of the concerns presented in the group's previous communication. Representatives from Integral Construction, Inc. were also in attendance via Zoom and discussed the submitted information. Chris Osinski, Principal of Integral Construction, Inc., addressed the various claims that were submitted by IIFFC. Osinski provided information, presented their rebuttal and reviewed past and current projects. Joseph Zinchuk, also of Integral Construction Inc. confirmed Osinki's statements.

The Park Board of Commissioners held a discussion and inquired on the timeline of the project, elements included in the price, past references of Integral Construct Inc., and inquired on stipulations of schedule and performance within the contracts. Commissioner Stortz stated that he trusted staff has done their due diligence and following the discussion and previous motions of Commissioner Weber and Commissioner Bischoff, the Park Board awarded the Lake Ellyn Park Site Improvements to Integral Construction as the lowest responsive and responsible bid for the amount of \$370,000.

*Roll Call: Aye: Commissioners Weber, Bischoff, Cornell, Ward, Stortz, Nephew and President Durham*  
*Nay: None*

*Motion Carried.*

C. Goals and Objectives

Executive Director Harris discussed the Goals & Objectives status for 2021 and proposed Goals and Objectives for 2022 and would highlight some of the 2022 goals that have been provided.

Harris discussed the opportunities for community outreach and relations stating that the Park District will continue to advocate for funding and assistance for COVID relief from other public agencies that have received federal assistance unlike the Park District who has received none. The Park District will continue its efforts to solidify the Parks Foundation and expand its membership while also bringing awareness to the Scholarship fund as well as providing a 501 (c) 3 for donations to the Foundation.

Harris provided some information on Enhanced Recreation program opportunities for 2022 discussing use for the former HGA room at ASFC. Harris also stated the District will look into alternative food services for Sunset Pool next summer and will continue to look at expanding programs for Active Adults, Cultural Arts and Teen programming.

Harris said the District will continue with the same challenges in improving and strengthening the overall short- and long -term economic stability of the Park District. Harris reviewed some

highlights to the Maintenance and Improvement of the District Properties and Parks stating that additional Newton Park OSLAD improvements will be implemented, the survey results will be discussed, and the outcome of the Johnson Center facility study and Sunset Pool Improvements will be brought before the Board during the 2022 Budget discussion.

Commissioner Stortz reiterated to review staffing needs and demands during this time. Commissioner Bischoff recommended addressing Goals and Objectives on a quarterly basis and Executive Director Harris said Goals and Objectives will continue to be addressed during the budget process over the next few months.

**VIII. Staff Reports**

A. Finance Report (For Information Only)

B. Staff Reports

Executive Director Harris stated it is an extremely busy month in the District. This Saturday Touch a Truck takes place at Maryknoll Park and the Lakers Tournament will take place throughout the weekend at Ackerman Park as well as utilizing the turf at Newton Park. Harris also stated that Glow in the Park Lantern walk occurred this past Sunday at Lake Ellyn and raised approximately \$3,500 for Luries Children’s Hospital. This event was a collaboration with the Cavanaugh Family and Charlies Corner.

Personnel and Finance Superintendent Cinquegrani stated that the first draft of the budget will be presented at the October 16<sup>th</sup> Regular meeting and stated the operating side of the budget has been completed.

Project Manager Troia stated that Newton Park Playground bids will be collected this Friday and will be brought before the Board in October.

**IX. Commissioners’ Reports**

Commissioner Stortz commended staff on the complimentary Flu Shot event held at Ackerman Sports & Fitness Center. He also was pleased to see such a great turn out for the paper airplane contest that took place at Newton Park over the last weekend. Stortz also relayed that it is nice to see Newton Park used for so many activities and it is a good use of our Parks. President Durham is looking forward to his first Lakers Tournament including volunteering as a parking attendant!

**X. Adjourn**

There being no further business, Commissioner Bischoff moved, seconded by Commissioner Nephew to adjourn the Regular Meeting at 8:39 p.m.

*Roll Call: Aye: Commissioners Bischoff, Nephew, Cornell, Ward, Weber, Stortz, and President Durham*  
*Nay: None*

*Motion Carried.*

Respectfully submitted,

Kimberly Dikker  
Board Secretary