

**DuPAGE AIRPORT AUTHORITY  
CAPITAL DEVELOPMENT, LEASING AND CUSTOMER FEES  
SPECIAL COMMITTEE MEETING  
FRIDAY, DECEMBER 16, 2016**

A special meeting of the Capital Development, Leasing and Customer Fees Committee of the DuPage Airport Authority Board of Commissioners was convened at the Daniel L. Goodwin Flight Center Building, First Floor Conference Room, 2700 International Drive, West Chicago, Illinois on Friday, December 18, 2016. Committee Chairman Wagner called the meeting to order at 7:30 a.m. A quorum was present for this meeting.

**Commissioners Present:** Chavez, Davis, Ledonne, Posch, Sharp, Wagner.  
DAA Board Chairman Davis was also in attendance.

**Absent:** None

**DAA Staff Present:** David Bird, Executive Director; Mark Doles, Director of Aviation Facilities and Properties; Patrick Hoard, Director of Finance and Prairie Landing Golf Club; Pamela Miller, Executive Assistant and Board Liaison.

**Others:** Phil Luetkehans, Schirott, Luetkehans and Garner; Dom Carbonari, Jones Lang LaSalle; Chad Buch, Jones Lang LaSalle; Tammy Baldwin, Jones Lang LaSalle; Frank Griffin, Jones Lang LaSalle; Michael Guttman, City of West Chicago, Luis A. Martinez, City of West Chicago; John Said, City of West Chicago; John Carpenter, Choose DuPage.

**Press:** None

**NEW BUSINESS**

**Discussion of Concepts and Alternatives for Development of the DuPage Business Center.**  
Chairman Wagner stated this would be the third special meeting held for the Special Capital Development to discuss the future of the DuPage Business Center.

Representatives from the firm of Jones Lang LaSalle presented their ideas for the future development at the DuPage Business Center: Dom Carbonari, Frank Griffin, Tammy Baldwin, Chad Buch. Discussion followed.

The next discussion was held with John Carpenter, President and CEO of *Choose DuPage*. Mr. Carpenter shared with the Committee his experiences working in the City of Chicago and the suburbs as well as his experiences with federal, state and local governments. He expressed his specific interest in airport development issues and provided insight into the primary areas of focus for Choose DuPage and specific development opportunities and strategies. Discussion followed.

City Administrator Michael Guttman with the City of West Chicago discussed their vision with regard to future development of the DuPage Business Center. Discussion followed regarding the type of incentive packages or opportunities that might be considered by the City of West Chicago for attracting development. Mr. Guttman expressed his appreciation for the good working relationship experienced with the Airport Authority and Executive Director Bird agreed

that this working relationship is strong. Also in attendance from the City of West Chicago was Luis A. Martinez and John Said.

Aaron Gruen and Debra Jean Gruen represented the firm of Gruen Gruen + Associates and discussed the recent report prepared by their firm regarding future development at the DuPage Business Center; *Planning, Marketing and Implementing Revenue Development on Land Owned by the DuPage Airport Authority and not Designated for Aeronautical Uses*. Discussion occurred regarding their findings and recommendations for structuring a future development plan and options for various development concepts and models.

Attorney Luetkehans stated the next Special Capital Development Committee meeting will be scheduled in January. Discussion occurred regarding individuals and companies to be invited to address the committee in January.

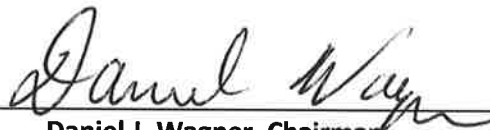
#### **RECESS TO EXECUTIVE SESSION**

There was no Executive Session held.

#### **OTHER BUSINESS**

**None**

Commissioner Sharp made a **MOTION** to adjourn the Special Meeting of the Capital Development, Leasing and Customer Fees Committee; the **motion was seconded** by Commissioner Posch and was passed by unanimous voice vote. The committee meeting was adjourned at 9:50 a.m.



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Daniel J. Wagner, Chairman

Capital Development, Leasing and Customer Fees Committee