

**DuPAGE AIRPORT AUTHORITY
CAPITAL DEVELOPMENT, LEASING, AND
CUSTOMER FEES COMMITTEE MEETING
WEDNESDAY, MARCH 18, 2026**

A meeting of the Capital Development, Leasing, and Customer Fees Committee of the DuPage Airport Authority Board of Commissioners was convened at the DuPage Flight Center Building, 2700 International Drive, West Chicago, Illinois, Third Floor Conference Room; Wednesday, March 18, 2026. Committee Chairman Davis called the meeting to order at 3:32 p.m. A physical quorum was present for the committee meeting. Commissioner Ligino-Kubinski attended the meeting telephonically due to employment purposes.

Commissioners Present: Davis, LaMantia, Ligino-Kubinski, Puchalski
Commissioners Absent: Chavez

DuPage Airport Authority Staff Present: Mark Doles, Executive Director; Patrick Hoard, Director of Finance; Dan Barna, Director of Operations and Facilities; Karin Kietzman, Procurement Manager; Kristine Klotz, Executive Assistant and Board Liaison.

Others: Dan Pape, CMT; Phil Luetkehans of Luetkehans, Brady, Garner & Armstrong, LLC; Kevin Maczko, West Chicago Fire Department; Erik Ronge, West Chicago Fire Department; Mike Marsch, Turning Point Energy; Gloria Foxman, Turning Point Energy; Steven Kratz; Turning Point Energy.

NEW BUSINESS

Proposed Resolution 2026-2747; Award of Contract to Consolidated Flooring of Chicago, LLC for Flight School Carpet Replacement.

Approves a contract for carpet and wall base replacement for a total cost not-to-exceed \$54,090.85 which includes a 10% owners' contingency.

Committee Chairman Davis read into record Proposed Resolution 2026-2747. A **MOTION** was made by Commissioner Ledonne to recommend Board approval of Proposed Resolution 2026-2747; Award of Contract to Consolidated Flooring of Chicago, LLC for Flight School Carpet Replacement. The **motion was seconded** by Commissioner LaMantia. Dan Barna advised that this item involves the replacement of approximately 800 square feet of carpet and vinyl wall base at the Avel Flight School, located on the east side of the airfield. A total of five bids were received and reviewed. Commissioner Davis inquired about the age of the existing carpet in the office space and whether the replacement was necessary at this time. Executive Director Doles responded that the carpet shows signs of age and wear, and replacement is needed to maintain the condition of the facility. There was no further discussion and the motion passed by roll call vote (4-0).

Proposed Resolution 2026-2748; Award of Contract to Berglund Construction Company for Façade Renovations at the Aircraft Rescue and Fire Fighting Station, Flight Center, Maintenance Building and Government Center.

Approves a contract for façade renovations at the Aircraft Rescue and Fire Fighting Station, Flight Center, Maintenance Building, and Government Center for a total cost not-to-exceed \$558,900 which includes a 15% owners' contingency.

Committee Chairman Davis read into record Proposed Resolution 2026-2748. A **MOTION** was made by Commissioner Ledonne to recommend Board approval of Proposed Resolution 2026-2748; Award of Contract to Berglund Construction Company for Façade Renovations at the Aircraft Rescue and Fire Fighting Station, Flight Center, Maintenance Building and Government Center. The **motion was seconded** by Commissioner LaMantia. Dan Barna advised that this item includes façade renovations to four airport buildings. Work at the DuPage Flight Center building includes leak remediation on the cantilever deck canopy over the line service operation. Additionally, Mr. Barna advised that there is also a water issue in the joints located in the basement of the Flight Center. Mr. Barna advised that this work would include replacement of joint sealants and refinishing of existing precast concrete wall panels located the Airport Authority Maintenance building. The Aircraft Rescue and Fire Fighting (ARFF) station requires an application of wall coating, replacement of joint sealants and refinishing of existing precast concrete wall panels. At the Government Center, the original curtainwall storefront system would be replaced with a new mullion system to resolve ongoing window leaks. Mr. Barna advised that the project came in under budget with a 15% owners' contingency. Commissioner Ledonne inquired why two project scopes were removed and deferred to next year. Barna explained that the architects estimate was approximately 1.6 million, raising concerns the project would go over budget. Mr. Doles advised that there was a significant cost differential among the projects, and the removed items were primarily cosmetic. Committee Chairman Davis asked when the work would begin. Mr. Barna stated construction is anticipated to begin in early summer. There was no further discussion and the motion passed by roll call vote (4-0).

Proposed Resolution 2026-2749; Authorizing the Execution of Design and Construction Phase Task Order No. 18 with Crawford, Murphy & Tilly, Inc. for the Project: Mill and Overlay Landside Pavements.

Approves design and construction phase engineering services for the Project: Mill and Overlay Landside Pavements for a total not-to-exceed amount of \$55,000.

Committee Chairman Davis read into record Proposed Resolution 2026-2749. A **MOTION** was made by Commissioner Ledonne to recommend Board approval of Proposed Resolution 2026-2749; Authorizing the Execution of Design and Construction Phase Task Order No. 18 with Crawford, Murphy & Tilly, Inc. for the Project: Mill and Overlay Landside Pavements. The **motion was seconded** by Commissioner LaMantia. Mr. Barna advised that this item is for plans for CMT to provided landside mill and overlay of asphalt at the north and south crescent lots near the Flight Center along with the ARFF station parking lot, 1955 N. Aviation, and areas on International Drive. Executive Director Doles noted that capital funds are allocated annually to complete pavement repairs as a part of ongoing maintenance. There was no further discussion and the motion passed by roll call vote (4-0).

Proposed Resolution 2026-2750; Authorizing the Execution of a Retainer Agreement with Crawford, Murphy & Tilly, Inc. for General Engineering Consultant Services.

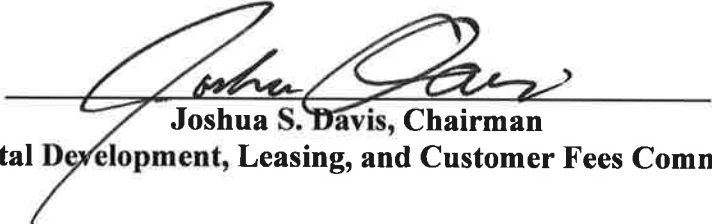
Approves a three (3) year retainer agreement, subject to two (2) one (1) year extensions at the sole discretion of the Authority for engineering consulting services.

Committee Chairman Davis read into record Proposed Resolution 2026-2750. A **MOTION** was made by Commissioner Ledonne to recommend Board approval of Proposed Resolution 2026-2750; Authorizing the Execution of a Retainer Agreement with Crawford, Murphy & Tilly, Inc. for General Engineering Consultant Services. The **motion was seconded** by Commissioner LaMantia. Mr. Barna advised that there was a request for qualifications advertised in the *Daily Herald* newspaper and three responses were received and reviewed. Executive Director Doles established an evaluation panel, which determined that CMT was the most qualified firm. Committee Chairman Davis inquired about the submitted rates and pricing structure. Mr. Barna explained that the evaluation included billing rates for engineers, experience working with Illinois Department of Transportation and familiarity with the State of Illinois Transportation Improvement Program. Executive Director Doles advised that all fees are reviewed and approved by the State of Illinois. Dan Pape added that negotiated rates vary from state to state. There was no further discussion and the motion passed by roll call vote (4-0).

OTHER BUSINESS

None

A **MOTION** was made by Commissioner Ledonne to adjourn the Capital Development, Leasing, and Customer Fees Committee Meeting of the DuPage Airport Board of Commissioners. The **motion was seconded** by Commissioner LaMantia and was passed unanimously by voice vote; the meeting was adjourned at 3:44 p.m.


Joshua S. Davis, Chairman
Capital Development, Leasing, and Customer Fees Committee