The October 8, 2019 meeting of the Capital Development Board was held by video-conference at the James R. Thompson Center, 100 West Randolph Street, Suite 14-600, Chicago, Illinois, the Stratton Office Building, 401 South Spring Street, Third Floor, Springfield, Illinois and the Illinois Department of Transportation Office, 1102 East Port Plaza, Collinsville, Illinois.

The following Board Members were present:

**Chicago**
- Eileen Rhodes, Chair
- David Arenas
- Martesha Brown

**Springfield**
- No members present

**Collinsville**
- Glyn Ramage

Others present:

**Chicago**
- Jim Underwood, CDB
- Amy Romano, CDB
- Ron Wright, CDB
- Brent Lance, CDB
- Mike Wilson, CDB
- Karla Springer, CDB
- Jesse Martinez, CDB
- Jaclyn O'Day, CDB
- Andres Padua, CDB
- Tim Dietz, CDB
- Mark Jones, CDB
- Chris Rogan, U of I
- Keith Moore, CDB
- Allison White, CDB
- Nia Jones, CDB
- Nicole Scott, CDB
- Roberto Carmona, Carmona Strategic Solutions

**Springfield**
- Amber Evans, CDB
- Heather Bova, CDB
- Marcy Joerger, CDB
- Kathryn Martin, CDB
- Lisa Hennigh, CDB
- Paul Kmett, CDB
- Tim Patrick, CDB
- Erin Eoff, CDB
- Jen Boen, CDB
- Amber Dooley, CDB
- Cynthia Petheram, FWAI Architects
- Eric Lagemann
- Fuhrmann Engineering
- Gina Fuhrmann
- Fuhrmann Engineering
- Don Broughton, CDB
- Paul Wheeler, FWAI Architects
- Heidi Hildebrand, CDB
- Ed James, CDB
- Jeff Limbaugh, Limbaugh Const. Co., Inc.
- Nick Marchese, DMAIL

**Collinsville**
- No guests present
- Ed James, CDB
- Jeff Limbaugh, Limbaugh Const. Co., Inc.
- Nick Marchese, DMAIL
- Troy Rhoads, WIU
- Mark Blaylock, WIU
- Art Moore, CPO-CDB
The meeting was called to order at 11:02 a.m.

Amber Evans took roll call. For the record, Chair Eileen Rhodes and members David Arenas and Martesha Brown were present at the Chicago meeting site and Glyn Ramage was present at the Collinsville meeting site. No members were present in Springfield.

Glyn Ramage moved and David Arenas seconded a motion for the adoption of the agenda. Chair Rhodes called for a vote, and the motion was approved unanimously.

Glyn Ramage moved and Martesha Brown seconded a motion to approve the minutes of the September 10, 2019 meeting. Chair Rhodes called for a vote, and the motion was approved unanimously.

All attendees and guests in Chicago and Springfield introduced themselves to the Board. There were no guests in Collinsville.

Mr. Wright presented the following Proceed Order to the Board:

**Proceed Order – Dixon National Guard Armory**  
Illinois Department of Military Affairs  
Construct Parking Lot  
Dixon, Lee County, Illinois  
CDB Project No. 546-110-011- General  
A/E: Prairie Engineers  
Proceed Order for Martin & Company Excavating .......................... $885,000.00

Glyn Ramage moved and David Arenas seconded a motion to approve the Proceed Order. Chair Rhodes called for a vote, and the motion was approved unanimously.

Mr. Wright presented the following Proceed Order to the Board:

**Proceed Order – IDOT Day Labor and Riverton Maintenance Yard**  
Illinois Department of Transportation  
Various Improvements  
Springfield and Riverton, Sangamon County, Illinois  
CDB Project No. 630-000-233- General  
A/E: FWAI Architects, Inc.  
Proceed Order for Limbaugh Construction Co, Inc ........................ $166,661.08

David Arenas moved and Martesha Brown seconded a motion to approve the Proceed Order. Chair Rhodes called for a vote, and the motion was approved unanimously.

Mr. Lance presented the following thirty A/E selection recommendations from PSB 255:
| 1. | 039-150-192 | Department of Agriculture  
Illinois State Fairgrounds  
Upgrade HVAC Controls  
Springfield, Sangamon County  
  1. Horner & Shifrin, Inc.  
  2. Clark Dietz, Inc.  
  3. Interface Engineering, Inc. | Appropriation: $1,453,600  
Project Cost: $1,453,600 |
| 2. | 102-520-010 | Department of Natural Resources  
Rehabilitate Shower Buildings  
Wolf Creek State Park, Shelby County  
  1. Reifsteck Reid & Company Architects  
  2. Eggemeyer Associates Architects, Inc.  
Project Cost: $938,900 |
| 3. | 104-015-013 | Department of Natural Resources/HPA  
Repair Lodge  
Blackhawk Historical Area, Rock Island County  
  1. Farnsworth Group, Inc.  
  3. CSA Partners Ltd. | Appropriation: $1,675,600  
Project Cost: $1,675,600 |
| 4. | 104-145-021 | Department of Natural Resources/HPA  
Replace Masonry, Roofing and Site Repairs  
Lincoln's Tomb Historic Site  
Springfield, Sangamon County  
  2. Bauer Latoza Studio, Ltd.  
Project Cost: $450,000 |
| 5. | 120-075-068 | Department of Corrections  
Modify Sewer System  
Dixon Correctional Center, Lee County  
  1. O & N Engineering-Development, P.C.  
  2. Delta Engineering Group, LLC | Appropriation: $468,000  
Project Cost: $468,000 |
| 6. | 120-135-072 | Department of Corrections  
Replace Exterior Security Doors and Frames  
Logan Correctional Center  
Lincoln, Logan County  
  1. Evan Lloyd Associates, Inc.  
  2. Farnsworth Group, Inc.  
  3. Reifsteck Reid & Company Architects | Appropriation: $1,516,600  
Project Cost: $1,516,600 |
| 7. | 120-175-141 | Department of Corrections  
Replace Heating and Ventilation Equipment  
Menard Correctional Center, Randolph County  
  1. Ross & Baruzzini, Inc.  
  2. Woolpert, Inc.  
  3. Horner & Shifrin, Inc. | Appropriation: $1,494,500  
Project Cost: $1,494,500 |
<table>
<thead>
<tr>
<th>#</th>
<th>SLM</th>
<th>Department</th>
<th>Project Description</th>
<th>Firm names</th>
<th>Appropriation</th>
<th>Project Cost</th>
</tr>
</thead>
<tbody>
<tr>
<td>8</td>
<td>120-245-075</td>
<td>Department of Corrections</td>
<td>Upgrade Sewer Treatment Facility</td>
<td>Vienna Correctional Center, Johnson County 1. Hurst-Rosche, Inc. 2. Bacon Farmer Workman Engineering &amp; Testing, Inc. 3. Horner &amp; Shifrin, Inc.</td>
<td>$1,041,000</td>
<td>$1,041,000</td>
</tr>
<tr>
<td>9</td>
<td>120-290-007</td>
<td>Department of Corrections</td>
<td>Replace Boiler Burners</td>
<td>Decatur Correctional Center, Macon County 1. WRF Engineers LLC 2. Henneman Engineering, Inc. 3. BRiC Partnership, LLC</td>
<td>$2,436,800</td>
<td>$2,436,800</td>
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<tr>
<td>10</td>
<td>321-010-103</td>
<td>Department of Human Services</td>
<td>Upgrade/Replace Fire Alarm System</td>
<td>Alton Mental Health Center, Madison County 1. Ross &amp; Baruzzini, Inc. 2. Henneman Engineering, Inc. 3. Singh &amp; Associates Inc.</td>
<td>$2,008,800</td>
<td>$2,008,800</td>
</tr>
<tr>
<td>11</td>
<td>321-030-154</td>
<td>Department of Human Services</td>
<td>Replace Heating System and Chiller</td>
<td>Chicago-Read Mental Health Center, Cook County 1. Primera Engineers, Ltd. 2. Clark Dietz, Inc. 3. Delta Engineering Group, LLC</td>
<td>$4,285,100</td>
<td>$4,285,100</td>
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<tr>
<td>12</td>
<td>321-055-137</td>
<td>Department of Human Services</td>
<td>Replace Sections of Electrical Main Loop</td>
<td>Elgin Mental Health Center, Kane County 1. Melvin Cohen and Associates, Inc. 2. Primera Engineers, Ltd. 3. Delta Engineering Group, LLC</td>
<td>$1,510,400</td>
<td>$1,510,400</td>
</tr>
<tr>
<td>13</td>
<td>546-115-036</td>
<td>Department of Military Affairs</td>
<td>Repair Plumbing, Drainage, Lighting</td>
<td>East St. Louis Readiness Center, St. Clair County 1. EDM Incorporated 2. Kuhlmann design Group, Inc. 3. Prairie Engineers, P.C.</td>
<td>$3,063,700</td>
<td>$3,063,700</td>
</tr>
</tbody>
</table>
| 14. | 624-060-042 | Department of Revenue  
Repair/Waterproof Sub-Surface Loading Dock  
Roof and Landscaping  
Revenue Building (Willard Ice Building),  
Springfield, Sangamon County  
1. Fehr-Graham & Associates, LLC  
2. Evan Lloyd Associates, Inc.  
3. Globetrotters Engineering Corporation | Appropriation: $3,532,100  
Project Cost: $3,532,100 |
|----|-------------|-------------------------------------------------------------------------------------------------|------------------|
| 15. | 630-000-246 | Department of Transportation  
Replace Roofing System/Construct Building Addition  
District 6: Riggston, Scott County and Springfield, Sangamon County  
1. Allied Design Consultants, Incorporated  
2. Carlisle Architects LLC  
3. Poepping, Stone, Bach & Associates, Inc. | Appropriation: $60,000  
Project Cost: $300,000 |
| 16. | 630-000-247 | Department of Transportation  
Replace Roofing Systems  
District 1: McCook, Alsip and Chicago, Cook County  
1. Mode Architects, P.C.  
2. DLZ Illinois, Inc.  
3. GSG-Probe Consulting, Inc. | Appropriation: $345,000  
Project Cost: $1,725,000 |
| 17. | 630-000-248 | Department of Transportation  
Demolish Buildings/Construct Buildings  
District 4: Knoxville, Knox County and Macomb, McDonough County  
2. Kelly & Associates-Architecture  
3. Allied Design Consultants, Incorporated | Appropriation: $390,000  
Project Cost: $1,950,000 |
| 18. | 630-000-249 | Department of Transportation  
Remodel Restrooms/Remove Septic System and Install Oil-Water Separator  
District 3: Gibson City, Ford County and District 5: Champaign, Champaign County and Clinton, DeWitt County  
2. Reifsteck Reid & Company Architects  
3. IDG Architects, Inc. | Appropriation: $175,000  
Project Cost: $525,000 |
<table>
<thead>
<tr>
<th>Project Number</th>
<th>Department/Board</th>
<th>Project Description</th>
<th>Contractor 1</th>
<th>Contractor 2</th>
<th>Contractor 3</th>
<th>Appropriation</th>
<th>Project Cost</th>
</tr>
</thead>
<tbody>
<tr>
<td>20. 630-428-003</td>
<td>Department of Transportation</td>
<td>Demolish and Construct Rest Areas and Vending Buildings Railsplitter Rest Area, Sangamon County 1. Ferry &amp; Associates Architects, LLC 2. Evan Lloyd Associates, Inc. 3. IDG Architects, Inc.</td>
<td>Ferry &amp; Associates Architects, LLC</td>
<td>Evan Lloyd Associates, Inc.</td>
<td>IDG Architects, Inc.</td>
<td>Appropriation: $800,000</td>
<td>Project Cost: $7,800,000</td>
</tr>
<tr>
<td>21. 630-565-005</td>
<td>Department of Transportation</td>
<td>Demolish and Construct Rest Areas and Storage Buildings Trail of Tears Rest Area, Union County 1. Baysinger Architects, PLLC 2. Hurst-Rosche, Inc.</td>
<td>Baysinger Architects, PLLC</td>
<td>Hurst-Rosche, Inc.</td>
<td></td>
<td>Appropriation: $700,000</td>
<td>Project Cost: $6,700,000</td>
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<td>#</td>
<td>Code</td>
<td>Board</td>
<td>Project Details</td>
<td>Appropriation:</td>
<td>Project Cost:</td>
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| 25.| 810-046-019| Illinois Community College Board | Replace Roads and Parking Lots  
Illinois Valley Community College, Oglesby, LaSalle County  
1. ESI Consultants Ltd.  
2. DLZ Illinois, Inc.  
3. Dewberry Engineers Inc. | $675,000 | $900,000 |
| 26.| 810-062-027| Illinois Community College Board | Install Generators  
Lincoln Land Community College, Springfield, Sangamon County  
2. Clark Dietz, Inc.  
3. Keith Engineering Design, Inc. | $600,000 | $800,000 |
| 27.| 810-064-021| Illinois Community College Board | Construct Pedestrian Walkway, Improve Drainage and Relocate Bell Tower  
John A. Logan Community College, Carterville, Williamson County  
1. Architechniques, Ltd.  
2. Artisan Consulting Engineers, LLC  
3. D.A.R.T. Design Incorporated | $765,000 | $1,020,000 |
| 28.| 810-068-015| Illinois Community College Board | Replace Parking Lots  
Moraine Valley Community College, Palos Hills, Cook County  
1. Exp U.S. Services Inc.  
2. Mackie Consultants, L.L.C.  
3. ESI Consultants Ltd. | $825,000 | $1,100,000 |
| 29.| 815-010-081| Board of Higher Education | Repair Exterior Masonry, Foundation and Steps  
Eastern Illinois University, Charleston, Coles County  
1. Reifsteck Reid & Company Architects  
2. Raibley & Wright Design Group, Ltd.  
3. Carlile Architects LLC | $330,000 | $330,000 |
| 30.| 818-010-106| Board of Higher Education | Upgrade Electrical Distribution System  
Western Illinois University, Macomb, McDonough County  
1. Woolpert, Inc.  
2. Dewberry Engineers Inc.  
3. Melvin Cohen and Associates, Inc. | $3,500,000 | $3,500,000 |

Martesha Brown moved and David Arenas seconded a motion to approve the previous recommendations for the selection of architects/engineers. Chair Rhodes called for a
vote, and the motion was approved unanimously.

Mr. Lance presented the following Higher Education recommendation for Construction Manager selection:

<table>
<thead>
<tr>
<th>Project #</th>
<th>Board of Higher Education</th>
<th>Project Cost:</th>
</tr>
</thead>
<tbody>
<tr>
<td>830-010-349</td>
<td>Renovate Altgeld Hall/Demolish Illini Hall &amp; Construct New Facility University of Illinois Urbana, Champaign County, Illinois</td>
<td>$187,289,000</td>
</tr>
</tbody>
</table>

Mr. Lance noted the following Architect/Engineer selected by the Executive Director as an informational item:

<table>
<thead>
<tr>
<th>Project #</th>
<th>Board of Higher Education</th>
<th>Project Cost:</th>
</tr>
</thead>
<tbody>
<tr>
<td>830-010-349</td>
<td>Renovate Altgeld Hall/Demolish Illini Hall &amp; Construct New Facility University of Illinois Urbana, Champaign County, Illinois</td>
<td>$187,289,000</td>
</tr>
</tbody>
</table>

David Arenas moved and Glyn Ramage seconded a motion to approve the previous recommendations for the selection of architects/engineers. Chair Rhodes called for a vote, and the motion was approved unanimously.

Martesha Brown moved and David Arenas seconded a motion to move to Executive Session for the purpose of discussing the semi-annual review of closed session minutes and pending and probable litigation.

Chair Rhodes called for a vote, and the motion was approved unanimously.

Executive Session was convened. Two agenda items of business were discussed.

Regular session was reconvened at 12:27 p.m.

After the semi-annual review of the Closed-Session Minutes (5 ILCS 120/2(c)(21)) in Executive Session, Amy Romano, General Counsel, recommended the following Executive Session Meeting Minutes be opened:

<table>
<thead>
<tr>
<th>Item #</th>
<th>Meeting Date</th>
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<tbody>
<tr>
<td>19-3</td>
<td>03/12/19</td>
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<tr>
<td>19-4</td>
<td>03/12/19</td>
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<tr>
<td>19-5</td>
<td>05/14/19</td>
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<tr>
<td>19-6</td>
<td>05/14/19</td>
</tr>
<tr>
<td>19-9</td>
<td>07/09/19</td>
</tr>
</tbody>
</table>
Ms. Romano recommended the following Executive Session Meeting Minutes stay closed:
Item # Meeting Date
19-7 06/11/19
19-8 06/11/19

Ms. Romano recommended the following Executive Session verbatim recordings be destroyed:
Item # Meeting Date
17-7 10/10/17
17-8 12/12/17
17-9 12/12/17
18-1 01/09/18
18-2 01/09/18
18-3 01/09/18
18-4a 03/13/18
18-4b 03/13/18
18-5 03/13/18

Martesha Brown moved and Glyn Ramage seconded a motion to approve the semi-annual review as submitted. Chair Rhodes called for a vote, and the motion was approved unanimously.

Martesha Brown moved and David Arenas seconded a motion to adjourn. Chair Rhodes called for a vote, and the motion was approved unanimously. The meeting adjourned at 12:39 p.m.