

**DuPAGE AIRPORT AUTHORITY  
SPECIAL BOARD MEETING  
Friday, December 14, 2018**

---

A Special Meeting of the Board of Commissioners of the DuPage Airport Authority convened at the Daniel L. Goodwin Flight Center Building, 2700 International Drive, West Chicago, Illinois, First Floor Conference Room; Friday, December 14, 2018. Chairman Davis called the meeting to order at 8:00 a.m. and a quorum was present for the meeting.

**Commissioners Present:** Chavez, Davis, Donnelly, Getz, LaMantia, Ledonne, Sharp, Wagner.

**Commissioners Absent:** Posch

**DuPage Airport Authority Staff Present:** David Bird, Executive Director; Mark Doles, Director of Aviation Facilities and Properties; Patrick Hoard, Director of Finance and Prairie Landing Golf Club; Dan Barna, Operations and Capital Programs Manager; Pamela Miller, Executive Assistant and Board Liaison.

**Others in Attendance:** Phil Luetkehans, Schirott, Luetkehans and Garner; Pat Schumer, Midwest Industrial Funds Inc.; Randy Machelski, SmithGroup JJR.

**Members of the Press:**

None

**PUBLIC COMMENT**

None

**NEW BUSINESS**

**Proposed Resolution 2018-2221; Ratifying the Executive Director's Execution of a Third Amendment to Vacant Land Purchase Agreement with Midwest Industrial Funds, Inc.**

*Modifies the minimum amount of property available to be taken down in the option, as well as the corresponding purchase price.*

Executive Director Bird read into the record Proposed Resolution 2018-2221. A **MOTION** was made by Commissioner Ledonne to approve Proposed Resolution 2018-2221; Ratifying the Executive Director's Execution of a Third Amendment to Vacant Land Purchase Agreement with Midwest Industrial Funds, Inc. The **motion was seconded** by Commissioner Chavez.

Attorney Luetkehans stated at the November Board Meeting it was agreed that Executive Director would execute this amendment for Midwest Industrial Funds. He continued that in Executive Session at the September Board Meeting, a new rate structure and take down of property was agreed upon and this Third Amendment reflects those revisions as discussed. Staff is seeking ratification of the Executive Director's action to Execute this Third Amendment to the Agreement. Discussion followed briefly, and the **motion was passed** by roll call vote (8-0).

**Proposed Resolution 2018-2222; Approving the Concept Plan for Midwest Industrial Funds, Inc.**

*Review and approval of concept plan for a 27-acre parcel of land owned by the Authority.*

Executive Director Bird read into the record Proposed Resolution 2018-2222. A **MOTION** was made by Commissioner Ledonne to approve Proposed Resolution 2018-2222; Approving the Concept Plan for Midwest Industrial Funds, Inc. The **motion was seconded** by Commissioner Sharp.

Attorney Luetkehans stated Midwest Industrial has submitted a Concept Plan and he reviewed the scope of this plan and explained one deviation relating to the amount of screening. Discussion followed. Randy Machelski of SmithGroup JJR, consultant for the DuPage Airport Authority, advised that the Concept Plan is in compliance with Section 10.5 of the West Chicago Zoning Ordinance. The **motion was passed** by roll call vote (8-0).

**RECESS TO EXECUTIVE SESSION**

A **MOTION** was made by Commissioner LaMantia to recess to Executive Session for the discussion of pending, probable or imminent litigation; the purchase or lease of real property for the uses of the DuPage Airport Authority; and the setting of a price for sale or lease of property owned by the DuPage Airport Authority. The **motion was seconded** by Commissioner Getz and **was passed** unanimously by roll call vote (8-0). The Special Meeting was recessed to Executive Session at 8:12 a.m. and was reconvened at 8:48 a.m. Upon roll call, a quorum was present for the remainder of the Special Board Meeting.

A **MOTION** was made by Commissioner Ledonne to adjourn the Special Meeting of the DuPage Airport Authority Board of Commissioners. The **motion was seconded** by Commissioner Sharp and **was passed** unanimously by voice vote; the meeting was adjourned at 8:49 a.m.

**Approved at the January 17, 2019 Regular Board Meeting**  
**Stephen L. Davis, Chairman**