

MINUTES OF THE REMEDIATE 280 COMMITTEE MEETING  
TINLEY PARK-PARK  
TINLEY PARK, ILLINOIS  
HELD ON November 14, 2024

The Remediate 280 Committee Meeting, Tinley Park-Park District scheduled to be held in the Board Room of the Bettenhausen Recreation Center on November 14, 2024, was called to order by Co-Chairperson Ashley Rubino at 6:30 pm.

Committee Members Present: Ashley Rubino (Co-Chair)  
Amjad (AJ) Haj  
Dan McAllister  
Melissa Sanfilippo  
Carmelita Wagner  
Sylvester Wilson

Committee Members Absent: Lisa O'Donovan (Chairperson)  
Tana Burhans  
Bill Devine  
John Gorajski  
Rona Szabo

Others Present: Elizabeth Harvey, Environmental Attorney (Remote)  
Mike Maloney, Project Manager  
Ryan Veldman, Superintendent of Parks  
Michael Hayes, Attorney  
Kelly Jones, Board Secretary

Committee member Dan McAllister moved to approve the minutes from the November 14, 2024, committee meeting seconded by Committee member Melissa Sanfilippo and carried by a unanimous vote.

Committee member Melissa Sanfilippo moved to approve the 2025 Remediate 280 Committee Meeting Schedule, seconded by Committee member Carmelita Wagner and carried by a unanimous vote.

## Agenda Items for Discussion:

### Elizabeth Harvey-Environmental Attorney-Updates

Elizabeth Harvey reported that it is all good news, work is proceeding. We did make a change in our independent third-party air monitoring company. We went with the second lowest bid, a company called True North. They jumped in and we had a seamless transition. It is going very well. Our team: Legal, Technical and District, continue to have weekly meetings and more meetings if necessary. We are working with the contractor, Omega to deal with some water management issues. There are no problems but in the basements of some of the buildings, where no one was able to get into the buildings before to see how much water was in there. Now they have been able to access it, they can confirm the water and verify how much is in there and how it needs to be handled. Things are proceeding well. I will quote Mike, as he always says: We have accomplished a lot in the time that we have owned the property, but it's a long road and we will keep going forward.

### Project Manager Updates:

Project Manager, Mike Maloney reported:

- TPPD on site – Supporting project as required.
- Site Walk Throughs Daily
- Weekly Teams Meetings with Senior Management
- Omega Demolition has begun work on site.
- Background Air Monitoring begins prior to any Abatement work in each building, the independent 3rd party Air Monitor contractor conducts this.
- Omega begins verification of regulated materials in each building number prior to any abatement work.
- Building #1 Asbestos abatement is completed except for basement area. Clean air has been accredited with Building #1
- Omega has completed asbestos abatement in Building #2, in process of prepping building #2 for demolition. There is also clean air throughout Building #2.
- Building #3 Asbestos abatement completed except for basement area. Clean air was achieved in Building #3 today.
- Building #4 is being prepped for set up of containment structures prior to abatement proceeding.
- The smaller "Cottages" buildings 8-14 are being prepped for containment structures prior to abatement.
- All upwind and downwind air sampling during the Abatement process have all been negative for contamination.
- The Project had an inspection from Cook County Department of Environment - Health. The inspector examined all licenses and certifications of Abatement workers. They also reviewed Omega's Supervision certifications. The inspector entered the containment structures of work areas in full PPE with a respirator on and was satisfied with work following the plan in place for removal of regulated materials and the safety plan as designed.

- This site visit from Cook County is ongoing and will continue throughout abatement.
- The project had an inspection from OSHA, they reviewed work being conducted and they interviewed employees on site and Omega's supervision as well.
- Under Ground radar is being used on site to map out all utilities
- Com Ed is on site installing a transformer for temp power
- Homer Tree service was on site and has completed the contract for land clearing and vegetation cut back.
- Construction debris are being transported off site to an approved landfill location
- Asbestos removed from structures has been secured in approved transportation containers and transported to an approved landfill per DOT procedures.
- The public needs to be reminded that TPPD has owned the property for approximately 188 business days, including today. Much has been accomplished in this time period.
- We have a long journey ahead.
- Stay Safe, Stay Focused and Stay Positive.

A Committee Member asked about the basement areas being checked, is that because of the water? Mike Maloney answered they are in the process of cleaning those up now. It is a little more tedious than dry installation being removed off components.

A Committee Member asked which building is #1? Mike Maloney answered the administration building is #1 it faces 183<sup>rd</sup> street. The large Building facing eastbound is #2 and the round building is #3.

A Committee Member asked about the materials in the back of building #2. Mike Maloney answered that it is the demolition/construction debris that is going off site. This week there were 4 large scrappers in there separated the metal out from the other debris.

#### Financial Cost Update

Co-Chairperson Ashley Rubino reported: We had a 15 million state grant. As of October 30, 2024, the Tinley Park-Park District has received \$6,095,084.86. We received \$5,139,000.00 for our initial payment. In reimbursements of expenses, we have submitted we have received \$956,084.86. We have an increase of \$375,875.69 due to approved payments received. So, the total remediation expenses have been \$1,539,683.18 which is 10.26% of the total grant. So, remaining we have \$13,460,316.82 which is 89.74% of the total amount of the grant that we received. So, thank you to Chair-Person Lisa, who has put this together and keeps track of this and wants everyone to know how transparent we are being.

#### Public Comment

None

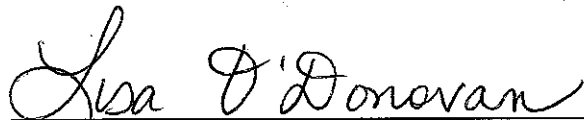
Committee Member Comments

A Committee Member asked what is an approved Landfill? Mike Maloney answered that certain landfills will only accept certain materials. They have to be certified with the State of Illinois, The EPA and the Federal EPA to accept certain materials. A Committee member asked if those landfills are in Tinley Park? Mike Maloney answered they are not.

Co-Chairperson Ashley Rubino commented thank you to the staff and our amazing team that we have put together and as always, it's nice to have an update on the information for the public. She appreciates everyone coming out tonight and all the committee members. She hopes everyone has a nice, safe Thanksgiving and can spend time with their family.

Adjourn

Committee member Melissa Sanfilippo moved to adjourn to the December 12, 2024, meeting, seconded by committee member Dan McAllister and carried by a unanimous roll call vote at 6:44 pm.

A handwritten signature in cursive script that reads "Lisa J. Donovan". The signature is written in black ink and is positioned above a horizontal line.

Chair

KAJ:kaj 11/15/24