

**APPROVED MINUTES OF SEPTEMBER 9, 2020
MEETING OF THE O'HARE NOISE COMPATIBILITY COMMISSION
RESIDENTIAL SOUND INSULATION COMMITTEE**

The O'Hare Noise Compatibility Commission (ONCC) Residential Sound Insulation Committee met via Zoom Teleconferencing

Chairman Sorce called the meeting to order at 9:30 a.m. ONCC personnel recorded the meeting minutes.

The following committee members were **PRESENT**:

Mr. Brian Baugh, Alternate, Rosemont
Mr. Frank Icuss, Member, Chicago Ward 41
Committee Vice Chair Mr. Brian Gaseor, Designee, Norridge
Mr. Larry Fritz, Alternate, Schiller Park
Mr. Steve Skurski, Alternate, Bensenville
Committee Chair Ralph Sorce, Designee, Melrose Park
Mr. Ernie Kosower, Alternate, Park Ridge

The following committee members were **ABSENT**:

Des Plaines and Chicago Ward 38

There being a majority of committee members in attendance, a quorum was present for the transaction of business.

The following staff members were present: Jeanette Camacho—ONCC; Aaron Frame and Vildana Celiak Chicago Department of Aviation; Doug Blanchard —Cotter Consulting; Fran Guziel and Maura El Metennani—ONCC Consultants

APPROVAL OF MEETING MINUTES—May 13, 2020

Motion: Vice Chair Gaseor moved, and Mr. Kosower seconded the motion to approve the May 13, 2020 meeting minutes. Motion passed by unanimous roll call vote.

Odorous Window Update

Mr. Frame provided an update on the odorous windows situation. The State of Illinois modified the statutes. He reminded the committee that in June of 2019, the General Assembly passed a law to form a residential sound insulation advisory committee. The law provided a mechanism for state funding of the program through the aviation jet fuel tax, a portion of which would help pay for odorous window replacement. In December, the General Assembly modified the statute, and then in June it was modified again, stating that administrative support would be provided by CDA. He said that last week the newly formed advisory committee had met. The committee consists of two City of Chicago employees, an Illinois Department of Transportation representative and two affected homeowners appointed by the Illinois Secretary of Transportation. Additional meetings are planned for the future. In the spring, CDA received a grant from IDOT with the aviation sales tax money in the amount of \$9 million which covers two fiscal years for reimbursement. The CDA does not get the money up front. The CDA has not been in homes since March 2020 due to the pandemic. The CDA is working on new COVID safety protocol for health and safety measures to resume work in the homes to address odor inspections and mechanical

problems. The CDA is working on the first reimbursement and the committee will be helping with the sequencing and the order of priority to determine how many homes will be in the first construction contract. Will it be on a first come, first served basis and what does that mean? Once the CDA can go back to work, the City will have a separate contract for just mechanical repairs to windows under warranty from Sound Solutions which went out of business. The same homes may have odorous and mechanical issues. In some cases, they have done the work. All the critical items for safety and security were addressed be done right away. There are 42 residences on the waiting list. The bids are due on September 30, 2020. CDA hopes to get the mechanical repairs done by the end of the calendar year.

Chairman Sorce asked how many homes needed mechanical work.

Mr. Frame responded that there are ten homes in the O'Hare region of the 42 homes affected. He said he hopes to have a new contract by the end of fall around Thanksgiving.

Chairman Sorce asked what the \$9 million would cover.

Mr. Frame said it would only cover the odorous windows. The OMP sound insulation funding comes from the FAA grants, and PFC charges and airport bonds. The odorous window funding will come from the State of Illinois through the aviation jet fuel tax as previously mentioned, and the mechanical repair funding will come from the airport operating budget.

Phase 17 and 18 Program Status

Mr. Doug Blanchard reported that there are 132 historical homes enrolled in the program and 38 eligible homes did not enroll. They advertised for bids on June 17 and issued an addendum for responses to questions and a few changes to specifications. The bid opening date is September 17.

Chairman Sorce asked how many contractors were involved.

Mr. Blanchard responded four companies had participated in the pre-proposal conference.

Chairman Sorce asked if the 38 homes that did not enroll would have another opportunity to participate.

Mr. Blanchard said they were invited again in Phase 19. He said there were 132 homes in the contract, but they are down to 130 homes now since two decided not to participate in the program.

Mr. Blanchard reviewed Phase 18 enrollment and said there were 529 homes included in the resolution. He noted a few corrections (additions and subtractions) to the number of eligible homes. The enrollment deadline was of January 2020; there are 402 homes enrolled. Of those who did not enroll, all 125 have been re-invited to participate in Phase 19. To date 281 (53.3%) home inventories in Phase 18 have been completed. The plan is to break up the two construction bids so 18A has 225 homes and 18B has 177 homes. All home inventories have been completed for Phase 18A. Won't be able to draft specifications for Phase 18B until home inventory appointments are conducted.

Mr. Frame said his goal for the week is to finish the COVID protocol. CDA is going to sound insulate during the COVID pandemic. He said he has a regulatory deadline of December 2021 and is required to complete all sound insulation under the OMP. He cannot wait for the vaccine, he needs to proceed. He is working with health and safety professionals within the City of Chicago staff to develop the protocols.

He said homeowners will be notified and he wants them to feel comfortable when they know there is protocol in place.

Chairman Sorce asked if the CDA has heard from residents who had concerns about people coming in to their homes at this time.

Mr. Blanchard said yes there have been some residents calling who were concerned but still were anxious to get the job completed.

Mr. Frame said he anticipates those questions, the CDA had not sent out letters yet, and he thought it would just be a few weeks to wrap up the protocol issue. He said the OMP will be completed at the end of 2021 after 15 years from the start. It has been two years with the odorous window issue and now with COVID, the CDA is running out of time to complete residential sound insulation. They are trying to address how to get the work done in a manner that is healthy and safe for the homeowners and the workers.

Mr. Blanchard noted that that they were scheduled to advertise for bids for Phase 18A during the third quarter of 2020. He said procurement services was making preparations to send the bid out and was hopeful that it would go out by the end of September or early October.

Mr. Icuss asked if the CDA would ever consider reimbursing the homeowner directly with guidelines in place for sound insulation.

Mr. Frame said that in the 25 years there had never been a cash transaction with residents. The CDA is in control of the project and no money will be exchanged with homeowners.

Phase 19

Mr. Blanchard reported that under the resolution for Phase 19, the final phase of RSIP, there were 1,131 remaining eligible homes for sound insulation. 9 homes opted out and there were a few corrections to the list bringing the current total to 1,122 homes. The CDA held virtual homeowner briefings via webinar and by phone. They wanted enrollment by July 1, but there was not 100 percent participation. Initially they changed the deadline to TBD – it has now been determined that the hard deadline will be September 30. A letter was sent out on August 25 that they must submit their application by September 10, to allow additional time to complete paperwork.

Mr. Frame noted this was important. This is the last call for the RSIP. All paperwork must be in by September 30. There are 834 homes still not enrolled and there are only 21 days left. This number is higher than he would have liked; he thought that 500 homes enrolled would be a successful program. Some homeowners have been invited twice. The remaining number of homes is alarmingly high. There are 288 homes enrolled that have completed all their paperwork and have executed agreements. An additional seventy-one homeowners have submitted their applications and the CDA is working with them to complete their paperwork.

There are four construction contracts for Phase 19 with up to 250 homes each in the first three and up to 372 homes in the final contract. They plan to go out to bid for the first contract in the first quarter of 2021 with the others to follow.

Mr. Kosower clarified that the current letter applications have the deadline as September 10 – how flexible is that date? He understands that September 30 is a hard deadline.

Mr. Frame said they could be flexible on the 10th but encouraged homeowners to call the CDA office with their intent to finish the application in next three weeks. The CDA wants to insulate as many homes as possible but they need the homeowners to enroll.

Mr. Kosower said two homeowners applied and then said no. Park Ridge does not understand why residents decline.

Mr. Frame replied that sometimes they do know why, such as the residents are elderly and do not want workers in their house. It all depends on whether they are able to have a conversation with the residents. If CDA has a conversation, they code that, or they have a code for did not respond.

Mr. Frame said that the CDA sent the members a Phase 19 booklet that went to the municipal office or to their homes. It lists the addresses of the eligible homes in each community that are not sound insulated. He reviewed the numbers for each community. There are over 400 homes in Chicago Ward 41, Park Ridge still has over 200 homes not sound insulated, Schiller Park has over 100 homes, and Bensenville has over 100 homes.

Mr. Frame was concerned about block rounding. He said that when a noise contour takes effect after OMP is completed, many of these homes will never be eligible again. He said eight weeks from tomorrow he hopes these folks will enroll in the program.

Chairman Sorce complimented the work on the booklet.

Mr. Frame gave credit to Ms. Celik, CNC partners and Landrum & Brown for putting all the information together.

Chairman Sorce announced that the next ONCC Residential Sound Insulation Committee Meeting would be held on November 18, 2020 via Zoom telecommunications.

Comments

None

Motion: Mr. Kosower moved, and Mr. Gaseor second the motion to adjourn. Motion carried by roll call vote. The meeting adjourned at 10:30 a.m.