

City of Joliet

150 West Jefferson Street
Joliet, IL 60432



Meeting Minutes - Pending Approval

Tuesday, November 4, 2025

5:00 PM

Executive Conference Room

Public Assets Committee

Committee Members

Councilwoman Suzanna Ibarra, Chairperson

Councilman Joe Clement

Councilman Juan Moreno

ROLL CALL

Also Present: Facilities Management Director Blaine Kline, Legal Assistant Katy Fyksen

Present

Councilwoman Suzanna Ibarra, Councilman Joe Clement and Councilman Juan Moreno

APPROVAL OF MINUTES

8-25-2025 Public Assets Committee Meeting Minutes

[TMP-9083](#)

Attachments: [8-28-25MeetingMinutesPublic Assets.pdf](#)

A motion was made by Councilman Joe Clement, seconded by Councilman Juan Moreno, to approve 8-25-2025 Public Assets Committee Meeting Minutes. The motion carried by the following vote:

Aye: Councilwoman Ibarra, Councilman Clement and Councilman Moreno

CITIZENS TO BE HEARD ON AGENDA ITEMS

None

AGENDA ITEMS

Recommendation to Award Payment for the Joliet Area Historical Museum Gallery Ceiling Repair and Painting Project to Cosgrove Construction Inc. in the amount of \$69,275.00.

[TMP-9096](#)

Attachments: [Joliet Area Historical Museum Gallery Ceiling Repair.docx.pdf](#)

Blaine Kline Director of Facilities management spoke about the repair of the ceiling at the Joliet Area Historical Museum gallery, the roof was fixed last year and now the damage that was done to the ceiling needs to be addressed. It will require a few weeks of work, done after hours. We sought 3 proposals and the lowest bid was from Cosgrove Construction in the amount of \$69,275.00. This will come from the capital improvement and building and grounds funds, which there are sufficient funds to pay for this project.

A motion was made by Councilman Joe Clement, seconded by Councilwoman Suzanna Ibarra, to approve: Recommendation to Award Payment for the Joliet Area Historical Museum Gallery Ceiling Repair and Painting Project to Cosgrove Construction Inc. in the amount of \$69,275.00. The motion carried by the following vote:

Aye: Councilwoman Ibarra, Councilman Clement and Councilman Moreno

Award of Contract for the Former Stadium Club Asbestos/Lead Abatement Project to Nationwide Environmental & Demo, LLC in the amount of \$227,700.00.

[TMP-9113](#)

Attachments: [491_PD_BID_REVIEW.pdf](#)
 [Bid Tab.pdf](#)

Mr. Kline spoke about the 100 year old building in right field of slammers stadium, due to it's age it contains asbestos and lead and lead which must be remediated. We received 8 bids, Nationwide Environmental & Demo was the lowest at \$227,700. We have the funds in the building and grounds funds to get the work done by the end of the year.

Councilman Clement asked what the plans for the building were moving forward and Mr. Kline stated that would be an economic/community development question, but that it could be redeveloped by the city per past conversations. In any case whatever we planned on doing with the building we had to address the issues of the Lead/asbestos in the building.

Councilman Moreno asked if we were to sell the property, would we be able to see it without the abatement taking place. Mr. Kline explained that usually that is something done prior to closing.

A motion was made by Councilman Joe Clement, seconded by Councilwoman Suzanna Ibarra, to approve : Award of Contract for the Former Stadium Club Asbestos/Lead Abatement Project to Nationwide Environmental & Demo, LLC in the amount of \$227,700.00.. The motion carried by the following vote:

Aye: Councilwoman Ibarra, Councilman Clement and Councilman Moreno

Recommendation to Approve the Professional Services, Purchase, and Installation of the HVAC replacement of five roof top units at Slammers Stadium to Anchor Mechanical Inc. in the amount of \$242,041.80.

[TMP-9187](#)

Attachments: [Slammers Stadium RTU Replacement Project Quote.pdf](#)
 [Joliet Slammers Stadium - 5 RTU Replacements.pdf](#)
 [Joliet Slammers RTU Replacement Proposal.pdf](#)

Mr. Kline explained that the hvac units on the roof of slammers stadium which are for the office, meeting rooms, suite level and club houses. We are looking to replace all 5 units. The current units are 23 years old and we are having issues with them. We have sufficient funds in the building and grounds repairs and maintenance fund for this project.

Councilman Moreno asked how many units there were in total, Mr. Kline said there are 6 but only 5 of the larger units which is what we are replacing.

A motion was made by Councilman Juan Moreno, seconded by Councilman Joe Clement, to approve: Recommendation to Approve the Professional Services, Purchase, and Installation of the HVAC replacement of five roof top units at Slammers Stadium to Anchor Mechanical Inc. in the amount of \$242,041.80.. The motion carried by the following vote:

Aye: Councilwoman Ibarra, Councilman Clement and Councilman Moreno

NEW OR OLD BUSINESS - NOT FOR FINAL ACTION OR RECOMMENDATION

Miracle League Update: Nick Ferro gave an update that the Miracle league plans to make the dugouts bigger during the off-season and that they will let us know when the work begins on that. They have been meeting with facilities about the bathrooms.

Blaine did confirm that they think they have a solution for the bathrooms and they will be ready for next season in May.

Slammers Update

[TMP-9114](#)

Night Train VeeK from Joliet Slammers gave an update. He started with the League, the league expanded this year to 18 teams. They will play 51 games this coming year instead of 48. They were able to make big leaps because of all the improvements, and the slammers is very thankful for it. The netting took them down to 0 incidents in the stadium with the new netting and the new fire suppression system is great and they are thankful they have not had to use it.

Resigned the manager to a contract extension. The team had 3 all stars this year.

The Weiner drop was the highest attendance ever with 7300 fans, they would not have been able to pull it off without the support of the city and the improvements made.

The staff is up to 12 people.

They donated 35% more this year including \$30,000 in tickets. They did 2 food drives, a blood drives and more.

They will not being doing glowfest this winter.

Museum Update

[TMP-9115](#)

Greg Peerbotle, talked about the centennial for route 66 had Catie Sheehan in the museum, she is the new director of tourism for the state. The state will provide \$125,0000 for the centennial event at the prison. This is start in February and Continue until October.

On the prison side the attendance has been great and they had a good turn out for the blues brother movie and the tours.

PUBLIC COMMENT

None

ADJOURNMENT

A motion was made by Councilman Moreno, seconded by Councilman Clement, to adjourn..
The motion carried by the following vote:

Aye: Councilwoman Ibarra, Councilman Clement and Councilman
Moreno

This meeting will be held in an accessible location. If you need a reasonable accommodation, please contact The City Clerk Office, 150 West Jefferson Street, Joliet, Illinois 60432 at (815) 724-3780.