

1
2 CHICAGO TRANSIT AUTHORITY
3 JANUARY 2021 FINANCE, AUDIT & BUDGET COMMITTEE
4 BOARD MEETING

5
6 Held via videoconference

7 on

8 January, 13th, 2021

9 at

10 9:34 a.m.

11 at

12 567 West Lake Street, 2nd Floor,
13 Chicago, Illinois 60661

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15
16 STENOGRAPHIC REPORT OF PROCEEDINGS via
17 videoconference had in the above-entitled cause
18 held at the Chicago Transit Authority Headquarters,
19 567 West Lake Street, 2nd Floor, Chicago, Illinois,
20 Chairman Alejandro Silva, presiding.

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22
23 REPORTED BY: Margaret E. Mecklenborg, CSR

24 LICENSE NO.: 084-004495



1 APPEARANCES:

2 MS. ARABEL ALVA ROSALES, Vice Chair;
3 MR. GREGORY LONGHINI, Secretary;
4 MR. DORVAL R. CARTER, JR., President;
5 MS. KAREN SEIMETZ, General Counsel;
6 MR. ALEJANDRO SILVA, Chairman;
7 MR. KEVIN IRVINE, Director;
8 DR. L. BERNARD JAKES, Director;
9 REV. JOHNNY L. MILLER, Director;

10 ALSO PRESENT:

11 MR. KRANTHI BALARAM,
12 Senior Information Technology Manager;
13 MR. DONALD BONDS, Chief Transit Officer;
14 MS. TAMMY CHASE,
15 Director of Communications and Media Relations,
16 MR. MICHAEL CONNELLY, Chief Planning Officer;
17 MS. MICHELE CURRAN,
18 Vice President of Budget and Capital Finance;
19 MR. JEREMY FINE, Chief Financial Officer;
20 MS. STINA FISH, Manager;
21 MR. ANDREW FULLER, Chief Internal Auditor;
22 MS. NORA LEERHSEN, Chief of Staff;
23 MS. ELLEN MCCORMACK, Vice President of
24 Purchasing and Supply Chain;
MR. WILLIAM MOONEY,
Chief Infrastructure Officer;
MS. APRIL MORGAN,
Chief of Staff, Office of the Chairman;
MR. HERB NITZ,
Director, Technology Engineering;
MR. JUANPABLO PRIETO,
Director of Diversity Programs and
Disadvantaged Business Enterprise Liaison
Officer.



1 (whereupon, the following
2 proceedings commenced at
3 9:34 a.m. via Zoom.)

4 THE COURT: Good morning. I'm Gregory
5 Longhini. I'm the Secretary to the Chicago Transit
6 Board. On January 5th of this year, the Board
7 office issued a notice of changed format of the
8 Finance, Audit and Budget Committee and -- of the
9 Chicago Transit Board and the Transit Board meeting
10 itself scheduled for today, January 13th, 2021.
11 Due to the Covid-19 pandemic, Illinois Governor
12 J.B. Pritzker issued a disaster proclamation on
13 December 11th of last year to address this
14 emergency. Section 12 of the proclamation declares
15 that in-person attendance of more than ten people
16 is not feasible in light of public health concerns.
17 This means that the Chicago Transit Authority
18 public meetings occurring on January 13th, 2021
19 will take place only virtually.

20 In addition, Illinois Governor Pritzker's
21 Executive Order 2020-07 is extended by his
22 Executive Order 2020-37, as well as Illinois
23 Attorney General's guidance to public bodies on the
24 Open Meetings Act and the Freedom of Information



1 Act during the Covid-19 pandemic allow for public
2 bodies to hold public meetings electronically to
3 prevent the transmission of Covid-19.

4 We can now begin the meeting of the
5 Committee on Finance, Audit and Budget. Chairman
6 Alejandro Silva, you may begin the meeting.

7 CHAIRMAN SILVA: Good morning.

8 SECRETARY LONGHINI: Good morning.

9 CHAIRMAN SILVA: I would like to call to order
10 the January 13th, 2021 meeting of the Committee of
11 Finance, Audit and Budget. Will the secretary call
12 the roll?

13 SECRETARY LONGHINI: Yes. Director Irvine?

14 DIRECTOR IRVINE: Here.

15 SECRETARY LONGHINI: Director Miller?

16 DIRECTOR MILLER: Here.

17 SECRETARY LONGHINI: Director Jakes?

18 DIRECTOR JAKES: Present.

19 SECRETARY LONGHINI: Director Alva Rosales?

20 DIRECTOR ROSALES: Here.

21 SECRETARY LONGHINI: And Chairman Silva?

22 CHAIRMAN SILVA: Here.

23 SECRETARY LONGHINI: Chairman Silva, the
24 committee is here with all five members present.



1 CHAIRMAN SILVA: Our first order of business is
2 the approval of the committee minutes of
3 December 16th, 2020. May I have a motion to
4 approve?

5 DIRECTOR IRVINE: So moved.

6 DIRECTOR JAKES: Second.

7 SECRETARY LONGHINI: Moved by Director Irvine.
8 Seconded by Director Jakes.

9 SECRETARY LONGHINI: I'm now going to take a
10 roll call vote on the December minutes. Director
11 Irvine?

12 DIRECTOR IRVINE: Yes.

13 SECRETARY LONGHINI: Director Miller?

14 DIRECTOR MILLER: Yes.

15 SECRETARY LONGHINI: Director Jakes?

16 DIRECTOR JAKES: Yes.

17 SECRETARY LONGHINI: Director Alva Rosales?

18 DIRECTOR ROSALES: Yes.

19 SECRETARY LONGHINI: Chairman Silva?

20 CHAIRMAN SILVA: Yes.

21 SECRETARY LONGHINI: The motion is approved
22 with five yes votes and you may proceed to agenda
23 item number three, sir.

24 CHAIRMAN SILVA: The next order of business is



1 the finance report.

2 SECRETARY LONGHINI: Thank you.

3 CHAIRMAN SILVA: Chairman Fine.

4 SECRETARY LONGHINI: Thank you. Thank you,
5 Chairman. Herb, let us know when -- when Jeremy
6 is -- is ready to go.

7 MR. NITZ: You can proceed.

8 MR. FINE: Good morning. I'm Jeremy Fine, your
9 Chief Financial Officer. And I'll be walking
10 through November results today. Next page. For
11 farebox and pass revenues we see those totals down
12 approximately at the same levels that we saw for
13 October. We're down about \$32,000,000 to
14 budget on fare and pass totals. On reduced fare
15 subsidy is flat to budget. And non-farebox totals
16 are down about 3,000,000. So overall we're down
17 about \$35,000,000 vis-à-vis the budget but again as
18 we'll talk about here more in a moment CARES
19 funding is the critical component to bridge the gap
20 that's created because of the pandemic. The next
21 page. The year-to-date numbers we see a similar
22 trajectory on the various line items. Again fare
23 and pass totals down about \$320,000,000. Reduced
24 fare subsidy coming in basically on budget.



1 Non-farebox totals down about 25. So overall a
2 little less than \$350,000,000 down to budget. But
3 again the CARES funding is the critical component
4 here as we've worked through 2020 and going into
5 2021. With regard to our expenses, we've done a
6 good job to continue to constrain expenses as best
7 we can. We've seen labor coming in slightly
8 favorable to budget. A little less than
9 \$3,000,000. Materials positive by a little over a
10 half a million dollars. Fuel and power have been
11 very strong performers for us throughout the year.
12 And we see almost \$1,000,000 on both of those line
13 items. Injuries and damages and security services
14 coming in as expected. And then other expenses
15 coming in favorable by about 1.1 million. So
16 overall for the month of November we were able to
17 attain about 6.5 million dollars of favorability
18 vis-à-vis -- vis-à-vis the budget. On the next
19 page we see year-to-date expenses. You know,
20 again, it's a very similar trajectory on the
21 various lines where we see some very slight
22 positive favorability on labor. Some slight but
23 basically flat variance on materials. Fuel and
24 power again very strong performers for



1 us throughout the year. Injuries and damages and
2 security services coming in basically as expected
3 and then almost \$15,000,000 of favorability on
4 other expenses. So with all of those rolled up
5 together, we have attained over \$30,000,000, 31.4
6 million dollars of favorability over the course of
7 the year. Again this is very helpful in allowing
8 us to stretch those critical CARES dollars as far
9 as we can into 2021. So again this has been a huge
10 effort from the various departments here at CTA to
11 ensure that we're, you know -- you know, maximizing
12 our CARES dollars and, you know, minimizing our
13 expenses as best we can.

14 Next page, please. With regard to our
15 public funding. We see a similar trajectory as
16 what we saw last month. Again sales tax down but
17 obviously not down as significantly as it was
18 earlier in the pandemic. We see some slight
19 unfavorability here. About two and a half million.
20 PTF down about 3,000,000. We have seen over the
21 course of the last several months, you know, some
22 positive trajectory in the real estate transfer tax
23 from time to time so again we see that here, you
24 know, for this month by about a half a million



1 dollars. So overall for the month we're down about
2 5.5 million. As you see on the next page, this
3 translates into a little over \$100,000,000 of
4 negative variance on a year-to-date basis but
5 again, CARES funding is the critical component as
6 well to help offset these gaps. With regard to
7 CARES funding, on the next page we see for the
8 month we'll draw down a little less than
9 \$40,000,000. So on a year-to-date basis that will
10 put us a little over \$400,000,000 drawn
11 year-to-date. This equates to about half of what
12 we received. We received about \$8,017,000,000
13 early in the pandemic. And, you know, again we've
14 been able to stretch those dollars as best we can
15 through 2020 so that we'll have some carryover into
16 2021. There was some good news at the end of the
17 year with regard to another package being passed.
18 We are still working with RTA on the timing and the
19 eventual dollar allocation. We'll continue to keep
20 the Board apprised as to those conversations but,
21 you know, again nothing has been finalized yet with
22 regard to the dollar allocations at this point.
23 But it will obviously help us close, you know, a
24 portion of our 2021 gap if not entirely. So again



1 we'll continue to work with the RTA on those
2 allocations. And we'll report back to the Board
3 with further information as it becomes available.

4 Next page, please. With regard to the
5 commodities. Fuel, power and natural gas, we see
6 fuel -- you know, all three commodities, fuel,
7 power and natural gas, locked in for where we need
8 to be for 2021. We continue with the RFP process
9 for both fuel and natural gas and will continue to
10 look for opportunistic buys for future years on
11 those two commodities. We'll continue to keep the
12 Board apprised, you know, as to any updates on
13 those commodity purchases as well. That concludes
14 my report. I'm glad to answer any questions.

15 CHAIRMAN SILVA: Yes. Jeremy, can we
16 understand the effect of the box in application for
17 the ridership?

18 MR. FINE: So I -- I would ask Mike Connelly to
19 also jump in with regard to ridership and, you
20 know, what we've seen with regard to trends, you
21 know, from the onset of the pandemic and then how
22 that has been affected by the second wave and then
23 what we would see potentially as -- as we move
24 forward.



1 CHAIRMAN SILVA: But -- but is the box seen,
2 okay, helping, okay, in getting the ridership up?

3 MR. FINE: So -- so we saw -- and we saw that
4 on the front end of the pandemic we went from about
5 1.5 million rides a day. That dropped dramatically
6 at the outset of the first wave of the pandemic to
7 about 250,000 rides a day. That picked up as
8 people became more, you know, acclimated to
9 the -- the procedures that they needed to follow to
10 remain as healthy as possible. You know, by
11 wearing masks and socially distancing. We saw
12 ridership start ticking up where we saw about
13 500,000 rides a day. When the second wave of the
14 Covid started, you know, coming out in the -- in
15 the fall during kind of the -- during that period,
16 we saw a ridership start to tick down a little bit.
17 Not -- not nearly as dramatically as what we had
18 seen previously. So we went from about 500,000
19 rides to about 440 or 450,000 rides a day. So it
20 did have some effect but albeit relatively modest
21 compared to the initial, you know, onset of
22 the -- of the virus. You know, obviously
23 with -- you know, with yet another, you know, kind
24 of tool in the tool box with regard to the -- the



1 vaccine, that will obviously, you know, again help
2 people feel more comfortable in getting -- getting
3 back out on the system, getting back out just in
4 general. So again, you know, we're really on the
5 front end of the vaccine rollout. You know, I
6 believe that the -- that the -- that the second
7 dose of the vaccine just started rolling out within
8 the last week or so. So I don't know if we really
9 have any additional information with regard to, you
10 know, how that would -- how that is -- is impacting
11 ridership per se. But as we, you know, continue to
12 gather additional information and that cohort of
13 people that are receiving the vaccine continues to
14 grow, obviously we'll continue to post the Board as
15 to those updates. But, you know, again it's -- you
16 know, it's a -- it's a relatively small cohort
17 that's received the vaccine and it's a relatively
18 small cohort within that that's received the second
19 dose so far. So we'll continue to post the Board
20 as more information becomes available.

21 CHAIRMAN SILVA: Thank you.

22 SECRETARY LONGHINI: Director Alva Rosales, do
23 you have any questions?

24 DIRECTOR ROSALES: I do. This -- this one



1 might be for Mike. Regarding the free mask pilot
2 program, how is that going?

3 MR. CONNELLY: It's going very well on
4 the -- on the buses. And -- and the -- the -- the
5 mask dispensers have been installed in two
6 locations on the buses. There was one on a bus I
7 was on yesterday. And -- and I haven't seen
8 anybody actually draw a mask out but the boxes are
9 constructed very well to dispense one mask at a
10 time and prevent touching the other masks that are
11 in the dispenser. So it's -- it's a nicely set up
12 unit. It's right behind the driver's seat in an
13 area that's not interfering with the seating or
14 interfering with the -- the flip-up seats for
15 wheelchair access either. It's -- it's tucked in
16 out of the way and -- and still exactly very
17 accessible to people coming into the bus.

18 DIRECTOR ROSALES: Okay. So well that's good
19 to hear.

20 MR. CONNELLY: We've done another round
21 of -- of distributing travel safety kits as well
22 with masks and hand sanitizer and that went out
23 starting this week. So -- so there is another
24 several thousand that have been sent out to people



1 on locations at bus and rail transfer points.

2 DIRECTOR ROSALES: Yeah. The first round got a
3 really good PR response. The press seemed to like
4 that which was good. I -- I saw it on a couple of
5 different things. So that's -- that's good.
6 Hopefully people continue to respond positively to
7 that. You know what, at least it motivates people
8 to utilize the masks and to, you know, feel safer.
9 I think I feel that it's cleaner. They can see
10 that everything is clean but this is an added plus.
11 I think that will help people.

12 So I'm curious, Jeremy, with
13 regards -- it's good to hear that real estate
14 transfer -- real estate transfer tax is slightly
15 up. Is this a trend or what are you -- I mean I'm
16 hoping it's a trend. Right?

17 MR. FINE: Yeah.

18 DIRECTOR ROSALES: But any indications there of
19 what we might see coming up?

20 MR. FINE: Yeah. So, you know, I -- I don't
21 know if we're quite ready to call it a trend yet.
22 But, you know, two of the last three months we have
23 seen positive favorability. So that is a
24 good -- good news story. You know, it's really



1 kind of driven off of, you know, there's been a lot
2 of -- you know, there was a lot of pent up, you
3 know, residential real estate transactions that
4 were kind of held so to speak, you know, from the
5 front end of the pandemic. There was kind of a
6 lull in people buying and selling houses. So I
7 think that some of that is kind of the pent up
8 demand in selling that was -- that was taking place
9 after everybody kind of got comfortable and started
10 getting back out and -- and selling property. The
11 other thing that we're really kind of watching is
12 commercial sales. So, you know, we really want to
13 see commercial sales starting to pick back up. You
14 know, there's been a couple of buildings but, you
15 know, we really want to see, you know, a larger
16 trend on that. And again we'll be -- we'll
17 continue to update the Board as we start seeing
18 more information regarding commercial sales in the
19 Loop and elsewhere but particularly in the Loop.

20 DIRECTOR ROSALES: Good job on continuing
21 expenses again. That's always very helpful. Thank
22 you.

23 MR. FINE: It's a -- it's a group effort from
24 everyone in the agency so.



1 DIRECTOR ROSALES: It is.

2 MR. FINE: We appreciate it.

3 DIRECTOR ROSALES: Good job. Thanks.

4 SECRETARY LONGHINI: Director Irvine, any
5 questions?

6 DIRECTOR IRVINE: Just -- no more questions but
7 kind of following up with Director Alva Rosales'
8 question about the -- or the comment about the mask
9 dispensers. I just want to say, you know, thank
10 you to Michael Connelly and your staff and everyone
11 for getting those mask dispensers. The pilot out
12 there. It's a good idea. I'm glad you're able to
13 figure out how to do it. And if anyone is
14 interested in -- in learning more about it, there
15 was a really good presentation about the mask
16 dispensers at the ADA Advisory Committee meeting on
17 Monday which was an excellent meeting. It went for
18 almost three hours. Very substantive with
19 great -- great feedback and questions from the ADA
20 Advisory Committee members and I believe excellent
21 responses from the staff. So there's a really good
22 presentation about the mask dispensers and, you
23 know, photos and -- and, you know, more information
24 about it. So if anyone wants to do a deeper dive,



1 I'd definitely recommend you check that out. So
2 thank you. No other questions.

3 SECRETARY LONGHINI: Thank you. Director
4 Miller, any questions?

5 DIRECTOR MILLER: Well, yes. Just -- I don't
6 know if this is to Jeremy or Dorval. You know, in
7 light of CPS their movement on this past Monday
8 getting the kids part back in school and the mayor
9 was here on Friday and you could hear the
10 continuous. How is that impacting -- you know, I
11 know you don't have any numbers on it now but how
12 is that impacting or is there any special movement
13 CTA had been -- been involved with children going
14 back to school?

15 PRESIDENT CARTER: Well, I think, Director
16 Miller, that the -- the students that are going
17 back to school right now are the special education
18 and lower grade school students who are not
19 necessarily the bulk of even our -- our school
20 ridership. So I don't think there's been any
21 really significant impact to that one way or the
22 other. Later I think in the beginning of February
23 they will start to bring back grammar school kids
24 and some of those kids may actually use CTA. So we



1 may see some slight increase. I think it's
2 important to point out a couple of things here.
3 One, the ridership that we're expecting
4 from -- from students is really on the margins of
5 our overall ridership. This -- this is not going
6 to be a significant surge in ridership for CTA.
7 Secondly, and this is really even more important.
8 Remember that -- that students don't pay a full
9 fare. So -- so from a revenue standpoint in terms
10 of Jeremy's view of the world we may be getting
11 more ridership but we're not really getting the
12 revenue benefit out from that ridership that we
13 would get from obviously adult full-fare-paying
14 customers or monthly pass customers which are
15 terrific revenue generators for us. Clearly Mike
16 Connelly and his team have been working closely
17 with CPS making sure we're coordinating our
18 services based on what they're doing at the
19 schools. They continue to -- to stay in contact
20 with CPS. But it's my understanding at least as it
21 stands right now the high school students would be
22 the ones that probably make up the biggest
23 ridership of -- of CTA are not coming back at all.
24 They're -- they're remaining in -- in virtual



1 learning status for at least the foreseeable
2 future. So I don't expect any -- any substantial
3 change in our ridership numbers based on
4 these -- these CPS ridership alone. And -- and,
5 Mike, feel free to add anything to -- to what I
6 just said. But that's my general
7 understanding.

8 MR. CONNELLY: That's -- that's exactly
9 the -- the case. It's the high school kids who
10 really would have an impact and they are not coming
11 back in any -- in any short order here. So we
12 won't see that.

13 DIRECTOR MILLER: Okay. Thank you.

14 SECRETARY LONGHINI: Director -- thank you,
15 Director Miller. Dr. Jakes, any questions?

16 DIRECTOR JAKES: No questions.

17 SECRETARY LONGHINI: All right. Chairman
18 Silva, there are no further questions so we may now
19 proceed to agenda item number four.

20 CHAIRMAN SILVA: The next order of business is
21 review of an ordinance consenting to the assignment
22 of a lease for property located at 1909-11 North
23 Western Avenue, Chicago, Illinois, Blue Line. Bill
24 Mooney.



1 MR. MOONEY: Good morning. Bill Mooney, your
2 Chief Infrastructure Officer. Real estate staff is
3 recommending approval of an ordinance authorizing
4 the Chicago Transit Authority's consent to the
5 assignment of a lease for the property located at
6 1909-1911 North Western Avenue. Chicago Transit
7 Authority leases retail concession space at the
8 CTA's Western Blue Line Station to the Sala Pao
9 shop which operates a Thai restaurant on site. The
10 Sala Pao Shop is requesting assignment of a lease
11 for their Cafe Station Corp. who will operate the
12 space at the cafe. The assignment will not affect
13 the original terms of the agreement. Sala Pao Shop
14 will continue to be responsible for all rents and
15 expenses set forth in the lease agreement if the
16 Cafe Station Corp. is unable to fulfill their
17 commitment. Pursuant to the terms of the lease,
18 CTA must consent prior to any assignment of the
19 lease. I'll be happy to take any questions.

20 CHAIRMAN SILVA: I don't have a question.

21 SECRETARY LONGHINI: Director Alva Rosales?

22 DIRECTOR ROSALES: No questions.

23 SECRETARY LONGHINI: Director Irvine?

24 DIRECTOR IRVINE: No questions.



1 SECRETARY LONGHINI: Director Miller?

2 DIRECTOR MILLER: No questions.

3 SECRETARY LONGHINI: Director Jakes?

4 DIRECTOR JAKES: No questions, Greg.

5 SECRETARY LONGHINI: Thank you. There are no
6 further questions, Chairman Silva.

7 CHAIRMAN SILVA: Since there are no further
8 questions, may I have leave to place this item on
9 the omnibus for board approval?

10 DIRECTOR IRVINE: So moved.

11 DIRECTOR JAKES: Second.

12 SECRETARY LONGHINI: Moved by Director Irvine.
13 Seconded by Director Jakes. Chairman Silva, we may
14 now proceed to agenda item number five.

15 CHAIRMAN SILVA: The next order of business is
16 the review of an ordinance authorizing the transfer
17 of real property located at 4331-4359 West
18 Chicago Avenue, Chicago, Illinois. Bill.

19 MR. MOONEY: Thank you. Staff recommends
20 approval of an ordinance authorizing the transfer
21 of real property located at 4301 West
22 Chicago Avenue in the city of Chicago. The City
23 seeks approximately 47,000 square feet of vacant
24 unimproved CTA property located at Kostner Avenue



1 and Chicago Avenue which is part of the CTA
2 Chicago Avenue Garage pocket. This plan is
3 required to support the development of the City's
4 joint public safety training facility. As part of
5 the agreement the City of Chicago will be
6 relocating the Chicago Avenue entrance for the
7 garage and creating a new signalized entrance for
8 CTA use. As well as providing an easement for said
9 entrance to the CTA. In consideration for the
10 property the City has previously agreed to license
11 the CTA several City-owned parcels under ordinance
12 number 020-99. I'll be happy to take any questions
13 at this time.

14 CHAIRMAN SILVA: I don't have a question.

15 SECRETARY LONGHINI: Director Alva Rosales?

16 DIRECTOR ROSALES: No questions.

17 SECRETARY LONGHINI: Director Irvine?

18 DIRECTOR IRVINE: No questions.

19 SECRETARY LONGHINI: Director Miller?

20 DIRECTOR MILLER: No questions.

21 SECRETARY LONGHINI: And Director Jakes?

22 DIRECTOR JAKES: No questions, Greg.

23 SECRETARY LONGHINI: We're finished with the
24 questioning, Chairman Silva.



1 CHAIRMAN SILVA: Since there are no further
2 questions, may I have leave to place this item on
3 the omnibus for board approval?

4 DIRECTOR IRVINE: So moved.

5 DIRECTOR JAKES: Second.

6 SECRETARY LONGHINI: Approved by Director
7 Irvine. Seconded by Director Jakes. Chairman
8 Silva, we may now proceed to contract number A-1.

9 CHAIRMAN SILVA: Our next order of business is
10 contract A-1, uniform contract.

11 SECRETARY LONGHINI: That's correct, Chairman.
12 A uniform contract change order.

13 CHAIRMAN SILVA: Change order, yes.

14 SECRETARY LONGHINI: Any questions, Chairman
15 Silva?

16 CHAIRMAN SILVA: No. I don't have a question.

17 SECRETARY LONGHINI: Director Alva Rosales?

18 DIRECTOR ROSALES: No. I guess the only -- I
19 remember when this came up the last time and we
20 we're going to go -- we were going to try to go
21 into some of the communities and trying to get some
22 involvement with some of the stores that are in
23 some of the communities. Are we still working on
24 that?



1 MS. MCCORMACK: We are. We have required that
2 each -- the vendor that we select have three
3 different locations in the Chicagoland area so
4 we're hoping that -- and they have to be north,
5 west and south. And we are in the process.
6 We -- we hope to bring this to you for the full
7 procurement in the spring because we are having
8 oral presentations tomorrow. So we -- we did that.
9 We also wanted to get different uniforms so that
10 our staff would have a choice and maybe get
11 something a little less expensive and increase
12 DB -- DBE participation so we're working on those
13 and we're coming -- we're coming towards the end.
14 If we go with a different vendor, we'll need time
15 to transition. So that's one of the reasons we
16 asked for this extension.

17 DIRECTOR ROSALES: Great. Thank you.

18 SECRETARY LONGHINI: Director Irvine?

19 DIRECTOR IRVINE: No questions.

20 SECRETARY LONGHINI: Director Miller?

21 DIRECTOR MILLER: No questions.

22 SECRETARY LONGHINI: Director Jakes?

23 DIRECTOR JAKES: No questions.

24 SECRETARY LONGHINI: Chairman Silva, there are



1 no further questions so we may proceed to contract
2 B, as in boy, 1.

3 CHAIRMAN SILVA: Next order of business is
4 contract B-1, a fuel -- a fuel contract.

5 SECRETARY LONGHINI: Any questions, Chairman?

6 CHAIRMAN SILVA: Can you tell us, okay, if how
7 do you see the market in fuel? I mean lately,
8 okay, being, okay, the news, okay, that -- that
9 fuel oil is going up.

10 MR. FINE: So I'll -- I'll jump in. Bill, I
11 don't know if you have anything specific. But with
12 regard to -- this is Jeremy Fine, your Chief
13 Financial Officer. with regard to fuel in general,
14 obviously there has been some volatility as you are
15 indicating here lately. You know, historically
16 though, you know, and recently we've been at
17 historical lows. You know, we'll continue to look,
18 you know, for opportunistic buys in our general
19 portfolio. This is -- this contract in particular
20 is a little different. And Bill can kind of
21 highlight, you know, the -- the specifics around
22 this contract but, you know, in general, you know,
23 oil has been bouncing around. You know, there's a
24 lot of factors into that. And, you know, again but



1 in terms of historic levels we're still at, you
2 know, relatively low pricing overall.

3 MR. MOONEY: So just to jump on with what
4 Jeremy raised, this contract as well as the two are
5 both piggyback contracts of the City's fuel
6 contracts. These are for the vehicles that are in
7 our non-revenue fleet. Most of our work equipment
8 as well as sedans and jeeps and other vehicles we
9 have. We buy -- we use a shared fueling site
10 system with the City of Chicago. They -- they own
11 and maintain these facilities which helps us save
12 costs. They're very, very expensive facilities to
13 maintain on site so many, many years ago we
14 actually bartered an agreement with the City to use
15 their facilities. And we actually have a shared
16 fueling site. It benefits everyone to have a
17 shared fueling brokerage contract for that. We
18 also get benefit of the City's buying power. So
19 being part of their agreements and their kind of
20 massive buying system for fire trucks and police
21 cars and garage trucks citywide. It allows us to
22 take some advantage of the economy of the scale
23 there.

24 SECRETARY LONGHINI: Thank you, Bill. Any



1 other questions, Chairman Silva?

2 CHAIRMAN SILVA: No questions.

3 SECRETARY LONGHINI: Okay. Thank you.
4 Director Alva Rosales?

5 DIRECTOR ROSALES: No questions.

6 SECRETARY LONGHINI: Director Irvine?

7 DIRECTOR IRVINE: No questions.

8 SECRETARY LONGHINI: Director Miller?

9 DIRECTOR MILLER: No questions.

10 SECRETARY LONGHINI: Director Jakes?

11 DIRECTOR JAKES: No questions.

12 SECRETARY LONGHINI: Thank you. Chairman
13 Silva, we're finished. So we may proceed to
14 contract B-2.

15 CHAIRMAN SILVA: No. That's what we did. B-2.

16 SECRETARY LONGHINI: We just did -- I could be
17 wrong. I thought we just did B-1. We -- they're
18 both fuel contracts.

19 CHAIRMAN SILVA: Right. Okay.

20 SECRETARY LONGHINI: The first one was --

21 CHAIRMAN SILVA: Okay. Got it.

22 SECRETARY LONGHINI: Right.

23 CHAIRMAN SILVA: The next order of business is
24 contract number B-2, an ethanol fuel contract.



1 SECRETARY LONGHINI: Right.

2 CHAIRMAN SILVA: I don't have questions.

3 SECRETARY LONGHINI: I'm sorry, Chairman. You
4 said you do or do not?

5 CHAIRMAN SILVA: I don't.

6 SECRETARY LONGHINI: Okay. On the ethanol fuel
7 contract, B-2, Director Alva Rosales?

8 DIRECTOR ROSALES: No questions.

9 SECRETARY LONGHINI: Director Irvine?

10 DIRECTOR IRVINE: No questions.

11 SECRETARY LONGHINI: Director Miller?

12 DIRECTOR MILLER: No questions.

13 SECRETARY LONGHINI: Director Jakes?

14 DIRECTOR JAKES: No questions.

15 SECRETARY LONGHINI: All right. Chairman
16 Silva, we're finished with both fuel contracts. We
17 may proceed to contract B-3.

18 CHAIRMAN SILVA: Our next order of business is
19 contract number B-3, design-build facility
20 contract. I don't have questions.

21 SECRETARY LONGHINI: Thank you. Director Alva
22 Rosales?

23 DIRECTOR ROSALES: Yeah. I guess my only
24 question is with the proposed DBE subcontractors



1 for design how does -- could you explain to me a
2 little bit how that works again? So
3 they're -- what you know.

4 MR. PRIETO: Yeah. Of course. So in order
5 to -- to create more opportunities for DBEs we
6 split DBE goals on design-build contracts with the
7 assignment DBE goal for design. In this case
8 there's a 30 percent goal on design and then a goal
9 on the construction portion. For this contract
10 it's 27 percent. So in order to -- to address the
11 goal the prime needs to identify their design team
12 up front and -- and show their commitment to the
13 design goal which they have -- they have committed
14 to 30.07 percent on the design. Because they don't
15 know fully their packages and the design is not
16 complete, they can't price out the construction
17 DBEs. So they simply commit to meeting the
18 27 percent goal and we'll have packages that they
19 advertise as the design is complete so that the
20 DBEs could bid on it and other subs can bid
21 on -- on those packages.

22 DIRECTOR ROSALES: So all these DBEs that are
23 listed will be utilized?

24 MR. PRIETO: Correct. They have committed to



1 those DBEs being used during the design portion.

2 DIRECTOR ROSALES: Got it. Okay. Great.

3 Thank you.

4 MR. PRIETO: Thank you.

5 SECRETARY LONGHINI: Director Irvine?

6 PRESIDENT CARTER: Director Rosales, I'd just

7 like to --

8 SECRETARY LONGHINI: Sure.

9 PRESIDENT CARTER: -- supplement of what
10 JuanPablo was explaining to you. This concept of
11 separating our DBE goals for design and
12 construction was actually a recommendation that we
13 got from the DBE architectural and engineering
14 firms who had noticed when we started doing
15 design-build contracts that the primes were
16 basically backloading all their DBE achievement in
17 the construction side of the contract which meant
18 the -- the architect and engineering firms weren't
19 really getting the benefit of the design work. So,
20 you know, I think shortly after I came here I met
21 with a group of them and they raised this issue
22 with me. And I sat down with -- with JuanPablo and
23 sort of worked through how we could modify our
24 procurements to basically maximize the DBE



1 participation. And this is something that I know
2 other agencies have now sort of patterned after us
3 as a -- as a best practice in terms of really
4 utilizing the benefit of the design-build while
5 maximizing DBE participation.

6 DIRECTOR ROSALES: Well, it's a big deal. I
7 mean that's why I'm asking.

8 PRESIDENT CARTER: Yes.

9 DIRECTOR ROSALES: Also that's why I'm asking
10 if these are lists that are actually being utilized
11 because in many instances on the tail end they try
12 to put a bunch and not all of them are used.

13 PRESIDENT CARTER: Right. So this allows us to
14 avoid that type of behavior and really hold the
15 prime accountable for maximizing their DBE
16 opportunities throughout the entire contract.

17 DIRECTOR ROSALES: Okay. Great. Good to hear.
18 I'm glad to hear other agencies are also doing the
19 same. It's good.

20 SECRETARY LONGHINI: Thank you. Director
21 Irvine, any questions?

22 DIRECTOR IRVINE: No questions. Thanks.

23 SECRETARY LONGHINI: Director Miller?

24 DIRECTOR MILLER: No questions.



1 SECRETARY LONGHINI: Director Jakes?

2 DIRECTOR JAKES: No questions.

3 SECRETARY LONGHINI: Thank you. Chairman
4 Silva, there are no further questions so we may
5 move to contract B-4.

6 CHAIRMAN SILVA: Our next order of business is
7 contract number B-4, a delivery service contract
8 change order.

9 SECRETARY LONGHINI: Any questions, Chairman?

10 CHAIRMAN SILVA: No questions.

11 SECRETARY LONGHINI: None. Director Alva
12 Rosales?

13 DIRECTOR ROSALES: No questions.

14 SECRETARY LONGHINI: Director Irvine?

15 DIRECTOR IRVINE: No questions.

16 SECRETARY LONGHINI: Director Miller?

17 DIRECTOR MILLER: No questions.

18 SECRETARY LONGHINI: Director Jakes?

19 DIRECTOR JAKES: No questions.

20 SECRETARY LONGHINI: Thank you. Chairman
21 Silva -- oh, wait a minute. We may now proceed to
22 contract number C, as in cat, 1.

23 CHAIRMAN SILVA: Our next order of business is
24 contract number C-1, vending machine contract. I'd



1 just like to hear a little bit of the details,
2 okay, of -- of what type of vending machines that
3 we're talking about.

4 MR. FINE: Sure. This is Jeremy Fine, your
5 Chief Financial Officer. This contract gives
6 Canteen the exclusive right to provide snack food
7 vending machines at employee locations on CTA
8 property. The initial term of the proposed
9 licensed agreement is for five years with two
10 one-year options to extend. Canteen will pay a
11 monthly percentage of 26.5 percent of all gross
12 sales generated from the machines which is
13 estimated to be approximately \$54,000 per year or
14 \$270,000 over the five-year base term or \$378,000
15 over the seven-year full term with all options.
16 Canteen will be responsible for the costs related
17 to the installation. And Canteen was the higher of
18 the two bids that we received. You know,
19 that -- that came in and they offer extensive
20 experience and capacity to manage a contract of
21 this size. They are the current food vending
22 machine provider for the CTA at employee locations.
23 And, in addition, you may recall that they were
24 also awarded the right to install PPE vending



1 machines at CTA locations as well. So, you know,
2 again Canteen has been a good partner for us in the
3 food vending machines at employee locations. This
4 contract came in higher. You know, the bid came in
5 higher than what we had previously received, you
6 know, from the prior contract. So, you know, we're
7 excited about that. Particularly in the middle
8 of -- of a pandemic. I think that it just shows
9 that, you know, the value proposition here we got
10 additional percentage and -- and additional funding
11 that will be generated from this contract that will
12 go to the employee welfare fund as well. So again
13 we're very excited about the continued relationship
14 with Canteen but more importantly the additional
15 funding and that funding going to the employee
16 welfare fund.

17 CHAIRMAN SILVA: So they are exceeding our
18 expectations?

19 MR. FINE: Yes. To date. You know, but again
20 we continue to monitor, you know, them as well as
21 all contracts to ensure that -- you know, that they
22 continue to exceed expectations. But yes. They
23 have and this contract -- this new contract is
24 exceeding expectations as well. So we're excited.



1 CHAIRMAN SILVA: Good. Thank you.

2 SECRETARY LONGHINI: Director Alva Rosales?

3 DIRECTOR ROSALES: No questions.

4 SECRETARY LONGHINI: Director Irvine?

5 DIRECTOR IRVINE: No questions.

6 SECRETARY LONGHINI: Director Miller?

7 DIRECTOR MILLER: Yes. Are there any

8 opportunity or any requirement for DBE

9 participation with this contract?

10 MR. PRIETO: Generally on -- on

11 revenue-generating contracts it's difficult to find

12 DBE participation. Since this is for operating the

13 vending machines, there are no subcontracting

14 opportunities.

15 DIRECTOR MILLER: Okay. Thank you.

16 SECRETARY LONGHINI: Thank you, Director

17 Miller. Director Jakes?

18 DIRECTOR JAKES: No questions.

19 SECRETARY LONGHINI: Thank you. Chairman

20 Silva, there is no further questions on the vending

21 machine contract. You may proceed to contract F-1.

22 CHAIRMAN SILVA: Our next order of business is

23 contract number F-1, a change order to a

24 professional consulting contract. I don't have



1 questions.

2 SECRETARY LONGHINI: Thank you. Director Alva
3 Rosales?

4 DIRECTOR ROSALES: No question.

5 SECRETARY LONGHINI: Director Irvine?

6 DIRECTOR IRVINE: No questions.

7 SECRETARY LONGHINI: Director Miller?

8 DIRECTOR MILLER: No questions.

9 SECRETARY LONGHINI: Director Jakes?

10 DIRECTOR JAKES: No questions.

11 SECRETARY LONGHINI: Chairman Silva, we're
12 finished with that item. You may proceed to
13 contract number G, as in girl, 1.

14 CHAIRMAN SILVA: The final order of business
15 is -- today is contract number G-1, a licensing and
16 service support contract. I don't have a question.

17 SECRETARY LONGHINI: Thank you. Director Alva
18 Rosales?

19 DIRECTOR ROSALES: No questions.

20 SECRETARY LONGHINI: Director Irvine?

21 DIRECTOR IRVINE: No questions.

22 SECRETARY LONGHINI: Director Miller?

23 DIRECTOR MILLER: No questions.

24 SECRETARY LONGHINI: Director Jakes?



1 DIRECTOR JAKES: No questions.

2 SECRETARY LONGHINI: All right. Approval of
3 the contracts. Chairman Silva, you may proceed to
4 6-A.

5 CHAIRMAN SILVA: Since there are no further
6 questions on the contracts, may I have leave to
7 place all eight contracts on the omnibus?

8 DIRECTOR IRVINE: So moved.

9 DIRECTOR JAKES: Second.

10 SECRETARY LONGHINI: Moved by Director Irvine.
11 Seconded by Director Jakes. Chairman, you may
12 proceed to 6B, as in boy.

13 CHAIRMAN SILVA: If there is no further
14 business to come before the committee, may I have a
15 motion to approve the omnibus and recommend the
16 omnibus for board approval?

17 DIRECTOR IRVINE: So moved.

18 DIRECTOR JAKES: Second.

19 SECRETARY LONGHINI: That motion is moved by
20 Director Irvine. Seconded by Director Jakes. I
21 will now get a roll call vote. Director Irvine?

22 DIRECTOR IRVINE: Yes.

23 SECRETARY LONGHINI: Director Miller?

24 DIRECTOR MILLER: Yes.



1 SECRETARY LONGHINI: Director Jakes?

2 DIRECTOR JAKES: Yes.

3 SECRETARY LONGHINI: Director Alva Rosales?

4 DIRECTOR ROSALES: Yes.

5 SECRETARY LONGHINI: Chairman Silva?

6 CHAIRMAN SILVA: Yes.

7 SECRETARY LONGHINI: The motion to approve the
8 omnibus passes with five yes votes. So you may now
9 proceed to agenda item seven, sir.

10 CHAIRMAN SILVA: Finally, may I have a motion
11 to adjourn?

12 DIRECTOR IRVINE: So moved.

13 DIRECTOR JAKES: Second.

14 SECRETARY LONGHINI: Moved by Director Irvine.
15 Seconded by Director Jakes. I'll take a roll call
16 vote. Director Irvine?

17 DIRECTOR IRVINE: Yes.

18 SECRETARY LONGHINI: Director Miller?

19 DIRECTOR MILLER: Yes.

20 SECRETARY LONGHINI: Director Jakes?

21 DIRECTOR JAKES: Yes.

22 SECRETARY LONGHINI: Director Alva Rosales?

23 DIRECTOR ROSALES: Yes.

24 SECRETARY LONGHINI: Chairman Silva?



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CHAIRMAN SILVA: Yes.

SECRETARY LONGHINI: That motion is approved with five yes votes. So we are adjourned from this committee and we will begin the actual board meeting in one minute.

(which were all proceedings had in the above-entitled cause at this time.)

(Whereupon, the Finance, Audit and Budget Committee meeting adjourned at 10:13 a.m.)



1 STATE OF ILLINOIS)
2) SS:
3 COUNTY OF C O O K)
4

5 MARGARET E. MECKLENBORG, as an Officer of
6 the Court, says that she is a Certified Shorthand
7 Reporter doing business in the State of Illinois;
8 that she reported in shorthand the proceedings of
9 said meeting, and that the foregoing is a true and
10 correct transcript of her shorthand notes so taken
11 as aforesaid, and contains the proceedings given at
12 said meeting via videoconference.

13 IN TESTIMONY WHEREOF: I have hereunto set
14 my verified digital signature this 14th day of
15 January , 2021.

16
17 *Margaret E. Mecklenborg*
18 _____

19 Illinois Certified Shorthand Reporter
20
21
22
23
24



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