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**MINUTES
BUILDING AND GROUNDS MEETING
March 20, 2018**

1. Roll Call:

A regular meeting of the Hoffman Estates Park District Building and Grounds Committee was held on March 20, 2018 at 7:00 p.m. at the Triphahn Center in Hoffman Estates, IL.

Present: Commissioner K. Evans, Comm Reps Bettencourt, Dekirmenjian, Friedman, Sernett, S. Triphahn and Chairman McGinn

Absent: None

Also Present: Deputy Director/A&F Director Talsma, Rec/Facilities Director Kies, P&D Director Buczkowski, Parks Director Huguen, Golf Director Bechtold

Audience: Commissioners Bickham, Kinnane, R. Evans, Kilbridge, President Kaplan, Comm Rep Wittkamp, Utas; It Associate Lonergan, Sherry Scheffers 420 Norridge Ln, Jodie Mitchell 345 Illinois Blvd, Mary Wroblewski One Illinois Blvd, Gary and Sue Ratio 100 Illinois Blvd, Eileen Ceisel and Ron Mendala 140 Illinois Blvd

2. Approval of Agenda:

Comm Rep Friedman made a motion, seconded by Comm Rep Bettencourt to approve the agenda as presented. The motion carried by voice vote.

3. Approval of the Minutes:

Comm Rep Friedman made a motion, seconded by Comm Rep Sernett to approve the minutes of the February 20, 2018 meeting as presented. The motion carried by voice vote.

4. Comments from the Audience:

None

5. Old Business:

None

6. New Business:

A. Schaumburg Township proposal to acquire a portion of Maple Park to expand the Township's existing parking lot/M18-029:

Deputy Director Talsma reviewed the item noting that the bark board was considering selling a small portion of Maple Park to the Schaumburg Township to expand their parking by approximately 49 spaces. He explained that this was the third meeting for resident input and that the item would go to the A&F for recommendation and the Board for final decision next week.

Mr. Mendala addressed the committee noting that he felt there were too many activities at the center making it hard to get out of his driveway. He asked about the retention pond and the lighting. Deputy Director Talsma explained that the additional parking spaces should help alleviate the parking on Illinois Boulevard; that with the reconfiguration of the parking lot there would not be a need for a detention/retention area and that the Village had very strict regulations regarding lighting and spillage onto residential properties.

Mr. Ratio asked why they did not use a third egress and leave the lots separate. Deputy Director Talsma noted that there was a safety concern with a third egress and concern for headlights into the homes across the street from that proposed egress.

Director Hugen and Todd Abrams of W-T explained that the public had expressed concern regarding the third egress and that W-T had also been concerned for the pedestrians in the area of that third egress. Deputy Director Talsma noted that adding the drive and altering the parking lot might also require that there be additional retention area.

President Kaplan explained that there were different segment of the government working on this and that the park district could not control parking and/or traffic in the area.

Mr. Abrams explained that they had looked at the additional egress in the original design along with the wetland area and the tree line. He noted that the lot could not be moved further east without creating environmental concerns and that adding too much impervious area would require additional detention in the area. He also explained that they were taking a pro-active approach with dense landscaping to screen the lot and adhering to the strict Village code for the lot lighting.

Mr. Mendala asked if this was the only rendition and Mr. Abrams explained that there had been several but this was the one the township felt they needed without taking too much green space. Mr. Mendala asked how long before the township would want more space and Deputy Director Talsma noted that the township felt this would be significant enough.

Mary Wroblewski said the township felt that this would alleviate the parking problem for some time to come. She noted that many elderly come to the township and the township was looking to get more cars into the lot and off Illinois Blvd.

Ms. Ratio addressed the committee noting that she did not think this would alleviate the problem. She noted that the township had 30+ employees that parked in the lot and on Illinois Blvd taking up participant space and felt the changes to the parking lot would be only a band aid response to the problem.

Ms. Mitchell distributed a letter regarding the sale of the property noting that joining both lots would mean losing 15 present spaces and asked if they could make more handicapped spaces for residents. Mr. Abrams explained that the net gain would be 40 spaces and of that 15 would be handicap although the requirement was only 5.

Ms. Mitchell explained that she felt they would continue to park on Illinois Blvd and that she had seen the Township busses parked in the handicapped stalls.

Ms. Ratio said she felt that more people went to the township than the building could handle. Ms. Wroblewski gave the B&C Committee a signed petition of over 200 signatures with the majority being Hoffman residents in support of the additional parking.

Ms. Mitchell explained that the Township had 5 different districts coming to the area; Schaumburg, Hanover, Hoffman Estates, Streamwood and Elk Grove.

Commissioner Kilbridge suggested investigating a ban on parking on Illinois Blvd. Chairman McGinn noted that the park district could not address that issue and recommended that they would need to take the item up with the Village of Hoffman Estates.

Ms. Ratio noted that the park itself was neglected. She explained that there was a very low spot that flooded and needed to be filled in as well as addressing the tree line.

Chairman McGinn thanked everyone present for their input noting that the issue would come before the A&F Committee next week for additional public input and then on to the Board Meeting for their decision on the sale of Maple property to the Schaumburg Township.

B. Playground Installation Armstrong/MacArthur; Concrete Freedom Run/M18-032:

Director Buczkowski reviewed the item.

Mr. Abrams and residents left the meeting

Commissioner K. Evans asked about the work done in Victoria last summer expressing concern for the quality of the job as well as awarding the new projects to Innovation Landscaping. Director Buczkowski noted that some items not plumb

were brought to his attention and that the manufacturer had to address the issue, not the installer. President Kaplan explained that the playground had still been under construction when the issue was brought to the board's attention and Director Buczkowski noted that the manufacturer's representative approved the playground on their final inspection. Deputy Director Talsma explained that he believed that the manufacturer's representative did not sign off on the playground until the items had been addressed.

Comm Rep Dekirmenjian made a motion, seconded by Comm Rep Sernett to recommend the board approve a contract with Innovation Landscape for the installation of playground equipment at Armstrong and MacArthur Schools and concrete work at Freedom Run Dog Park for the low bid price of \$157,227 which includes the alternate of \$12,772.80.

In addition, the committee recommends the board approve a contingency of 5% (\$7,861) be made available for extras deemed necessary by staff to complete these projects. The motion carried by voice vote with Commissioner K. Evans voting nay.

C. Asphalt patching at PSSWC, Cannon , pathway renovation at Freedom Run /M18-032:

Director Buczkowski reviewed the item noting that the district was looking to do the work at PSSWC in a single day to reduce the impact on members. He explained that Matthews Asphalt was the initial low bid but they would require an additional \$7,762.50 to complete this work overnight while Schroeder Asphalt, second low bid, could complete the work at the original bid price of \$71,824 but not in one day.

Chairman McGinn asked if the district had required overnight work before and Director Buczkowski explained that they had.

Commissioner K. Evans applauded staff on getting the work done in a day and asked if the lot sewers would be involved. Director Buczkowski noted that they would not at PSSWC but would be involved at Cannon.

Comm Rep S. Triphahn asked if the work would be done on a slower day at PSSWC and Director Kies noted that it would.

Director Buczkowski explained that next month they would be looking at seal coating the PSSWC lot.

President Kaplan asked if the vendor would be doing all three areas in the same day and it was noted that he would not.

Commissioner Kilbridge asked if the entire lot was involved and Director Buczkowski explained that this was only a patch of areas.

Comm Rep Utas asked about the lines and Director Buczkowski explained that they would be temporary and when the lot was seal coated it would be re-stripped.

Comm Rep S. Triphahn made a motion, seconded by Comm Rep Friedman to recommend the board approve a contract with Schroeder Asphalt for the now low bid price of \$71,824 based on the adjusted increase by Mathews Asphalt of \$7,762.50 which now makes their bid total \$77,730 to cover the additional costs associated with completing the PSSWC project in on day.

In addition, staff recommends the B&G Committee recommend the board approve a contingency of 7% (\$5,027) be made available for extras deemed necessary by staff. The motion carried by voice vote.

D. Vogelei Barn Siding/M18-034:

Deputy Director Talsma noted that the parks department was going to perform the work in-house significantly under budget. Director Hugen explained that it was a metal siding with a 30 year warranty and that they were working with the car dealer to use his driveway to get the lift to the barn. It was also noted that the cost for the siding would be \$16,000 and that would include the windows.

Comm Rep Dressler asked about the Tyvek and Director Hugen explained there was already insulation behind the wood and no moisture issues.

Commissioner K. Evans asked about denting and Director Hugen explained that it was very durable and heavy duty, although denting was still a possibility. He also explained that there was no impact on the historical issue of the barn by using the metal siding.

Comm Rep Utas noted that the playground was red and Director Hugen explained that they had looked at red siding first but they went with brown because of the historical significance.

Commissioner R. Evans asked if they looked at composite siding and Director Hugen said it was too costly.

Comm Rep S. Triphahn made a motion, seconded by Comm Rep Bettencourt to recommend the board approve the brown siding be installed at Vogelei Barn. The motion carried by voice vote.

E. Bus 54 Suspension/M18-030:

Director Hugen reviewed the item noting that the district was looking to adjust the suspension on the bus. He explained that there were 36,000 miles on the bus and it was 8 years old. He noted the new suspension would be about \$10,000.

Commissioner Evans asked about the cost of a new bus and it was noted to be about \$100,000.

Comm Rep S. Triphahn suggested looking at another bus company to test drive the suspension system and staff will check on that.

Commissioner R. Evans thanked staff for looking into the item. No vote required until after the suspension has been tested.

F. Moon Lake Residents temporarily parking at Seascap/M18-035:

Deputy Director Talsma reviewed the item for residents of Moon Lake subdivision to park overnight at Seascap for April 25 – May 25 while their parking lot was seal coated.

Comm Rep S. Triphahn asked about liability and Deputy Director Talsma explained that the company would need to sign a waiver taking responsibility. Comm Rep S. Triphahn asked about towing and it was noted that they would be towed at the owner's expense. Joseph Giannini, the project engineer for Manhard Consulting in charge of the request explained that they had a towing company they used to move the cars and that Seascap was more of added insurance that they would have adequate parking during the parking lot renovation.

President Kaplan asked about the no parking dates of May 18 and 19 and Deputy Director Talsma explained that they would advertise that well in advance and block the lot off.

Commissioner K. Evans asked about parking at Triphahn and Deputy Director Talsma explained that there would be no parking allowed at Triphahn Center and staff would monitor the situation.

Comm Rep Bettencourt made a motion, seconded by Comm Rep S. Triphahn to recommends that the Board approve issuing a temporary parking permit for the Moon Lake Condominium Association for their residents to park at Seascap from an approximate start date of May 1 through May 25, excluding the evening of May 18 and all of May 19. The motion carried by voice vote.

G. Parks Report/M18-036:

Director Hugen reviewed the report. Commissioner Bickham asked about the Ash trees and Director Hugen explained that they had been removed from Black Bear and the stumps would go with week. He explained that 85% of the infected Ash trees had been removed and that they had a volunteer group coming from Sears to plant 100 saplings at Black Bear next month.

Comm Rep Bettencourt made a motion, seconded by Comm Rep Dekirmenjian to send the parks report M18-036 to the board as presented. The motion carried by voice vote.

H. P&D Report/M18-033:

Director Buczkowski reviewed the report. Deputy Director Talsma explained that staff would offer a Biba presentation to the committee at a later date.

Comm Rep S. Triphahn made a motion, seconded by Commissioner K. Evans to send the P&D Report M18-033 to the board as presented. The motion carried by voice vote.

7. Committee Member Comments:

Comm Rep Friedman said PSSWC looked great last weekend when he went over for the Basketball Tournament. He also thanked staff for making indoor Baseball available over the winter.

8. Adjournment:

Com Rep Sernett made a motion, seconded by Comm Rep Bettencourt to adjourn the meeting at 8:20 p.m. The motion carried by voice vote.

Respectfully submitted,

Craig Talsma
Deputy Director

Peg Kusmierski
Recording Secretary