



1685 West Higgins Road, Hoffman Estates, Illinois 60169
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The mission of the Hoffman Estates Park District is to offer healthy and enjoyable experiences to our residents and guests by providing first class parks, facilities, programs and services in an environmentally and fiscally responsible manner.

AGENDA
BUILDINGS & GROUNDS COMMITTEE MEETING
TUESDAY, AUGUST 16, 2022
7:00 P.M.

1. ROLL CALL
2. APPROVAL OF AGENDA
3. APPROVAL OF COMMITTEE MINUTES
 - July 19, 2022
4. COMMENTS FROM THE AUDIENCE
5. OLD BUSINESS
6. NEW BUSINESS
 - A. Parks, Planning & Maintenance Board Report / M22-075
 - B. Shoe Factory Road Land Acquisition / M22-076
 - C. Virtual Park Tour
7. COMMITTEE MEMBER COMMENTS
8. ADJOURNMENT

All meetings are held in the boardroom of the Scott R. Triphahn Community Center & Ice Arena at 1685 W. Higgins Road in Hoffman Estates, unless otherwise specified. If an accommodation or modification is required to attend this public meeting please call 847-885-8500 with at least 48 hours' notice.



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**MINUTES
BUILDINGS & GROUNDS COMMITTEE MEETING
July 19, 2022**

1. Roll Call:

A regular meeting of the Hoffman Estates Park District Buildings & Grounds Committee was held on July 19, 2022 at 7:00 p.m. at Triphahn Center in Hoffman Estates, IL.

Present: Chairman Chhatwani, Commissioner Kaplan, Comm Reps Evans, Poeschel, Sernett, and Utas (phone)

Absent: Comm Rep Macdonald

Also Present: Executive Director Talsma, Director of Parks, Planning and Maintenance Hugen, Director of Recreation Kapusinski, Director of Golf & Facilities Bechtold, Director of Administrative Services Cahill, Executive Assistant Flynn

Audience: Commissioners Dressler, Evans, Friedman and McGinn; Comm Reps Bettencourt, MacGregor and Beranek

2. Approval of Agenda:

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

3. Approval of the Minutes:

Comm Rep Sernett made a motion, seconded by Comm Rep Poeschel to approve the minutes of the June 21, 2022 meeting as presented. The motion carried by voice vote.

4. Comments from the Audience:

None

5. Old Business:

None

6. New Business:

A. Parks, Planning and Maintenance Board Report and 2Q Goals / M22-068

Director Hugen highlighted the following from the memo:

- The District was awarded an OSLAD grant for Beacon Pointe Park. This is a matching grant of \$180,000, for a total project amount of \$360,000. Since all costs have changed since applying in August 2021, we will re-estimate all costs for the project. The project still needs to stay within the \$360,000 budget.
- The Bridges TopTracer bathroom facility and Beer Garden are moving along nicely. The Grand Opening of the Beer Garden is scheduled for this Friday (July 22) at 3:00 p.m.
- The playground and mulch at Poplar Park have been removed, and Hoffman Park removal began Monday, July 18. Installation of the new playground equipment at Poplar Park should begin next week (week of July 25).
- The Park Tour is coming up next month. This will be via a video, like we did last year. The video will include footage of all parks under construction, those we finished last year, or those we have discussed.

Commissioner Dressler asked about the ice rink take down process. She asked why we don't just repair the one rink where the pain was smudged. Director Hugen explained that the other rink (without the paint smear) was on schedule to be taken down this year, so both needed to be done.

Commissioner Dressler asked where bathroom is at TopTracer. Executive Director Talsma explained that the bathroom is directly out the far doors of the TopTracer building.

Commissioner Friedman asked about the tennis courts situation. A question about Evergreen Park had been asked by a resident. Director Hugen responded that the Evergreen Park courts are being resurfaced this week and should be completed by Thursday. This is the timeframe the resident was told in the spring. Commissioner Dressler asked if Evergreen Park deteriorated at a faster pace due to the shoveling and snow blower use on these courts. Director Hugen said yes, those tools should not be used on the courts. Also, any court in the Midwest will have cracks after every winter.

Executive Director Talsma noted that we will apply for a grant for Pine Park in the next round of OSLAD applications.

Commissioner Evans asked how we are doing on algae at the parks. Director Hugen said it depends on the pond. If a pond is stagnant with no flow, it will have algae. Princeton and Black Bear are the most difficult but have been treated.

Comm Rep Poeschel made a motion, seconded by Comm Rep Sernett to forward the Parks, Planning and Maintenance board report to be included in this month's Executive Director's Report. The motion carried by voice vote.

7. Committee Member Comments:

Comm Rep Utas said congratulation on the OSLAD grant, and thanks to everyone for your hard work.

Comm Rep Sernett said congratulations on the OSLAD grant, and thank you to Executive Assistant Flynn for forwarding the wood chip info (from Director Huguen).

Comm Rep Poeschel said great news on the OSLAD grant and the opening of the Beer Garden.

Comm Rep Evans said he hopes to see everyone out at the Beer Garden opening.

Executive Director Talsma reminded everyone about the ribbon cutting ceremony at the Beer Garden on Friday at 5:30 p.m. There will be a live band performing from 6 to 9 p.m., and TopTracer will have open bays for free demos.

Commissioner Chhatwani said it there was a great photo of Commissioner McGinn handing out candy in the parade; and kudos to Sarah at The Club for including all of the class members in her instruction and making sure everyone is okay.

8. Adjournment:

Comm Rep Evans made a motion, seconded by Comm Rep Sernett to adjourn the meeting at 7:13 p.m. The motion carried by voice vote.

Respectfully submitted,

Craig Talsma
Secretary

Cindy Flynn
Executive Assistant

MEMORANDUM NO. M22-076

TO: B&G Committee
FROM: Craig Talsma, Executive Director
Dustin Hugen, Director of Parks, Planning & Maintenance
RE: Shoe Factory Road Land Acquisition
DATE: 8/16/2022

Background:

The County of Cook, a body politic and corporate of the State of Illinois proposes to improve Shoe Factory Road from Essex Drive to East of Beverly Road in Cook County, Illinois.

Implications:

To complete the improvements this requires the acquisition of .002 acres at Black Bear North (South East Corner of Shoe Factory Road and Essex Drive) as a simple fee acquisition as well as the acquisition of .132 acres as a temporary (5 year) easement. Cook County will be paying the Park District \$2,000 for the .002 acres and \$1,000 for the .132 acres of easement. These payments will cover the purchase of the land and all costs associated with the transfers of the land.

HEParks attorneys are finalizing a couple of sentences in the final contract but all other documents are final.

Recommendation:

Staff recommends that the B&G committee approve to the full board allowing the sale of land and temporary easement to Cook County pending the finalization of documents from our attorney.

Memorandum M22-075

To: B&G Committee
From: Craig Talsma, Executive Director
Dustin Hugen, Director of Parks, Planning & Maintenance
RE: Parks, Planning & Maintenance August Board Report
Date: 8/16/2022

ADMINISTRATION

Evergreen, South Ridge, Charlemagne, Armstrong and Poplar Park outdoor sport surfaces have been completed. Scheduling for outdoor court repairs is ongoing, with the courts at Cannon and Victoria remaining as the last ones to be completed this year.

Staff met with the contractor for parking lot repairs and are expecting that schedule soon. Facilities will be given a two-week notice on time frames for the parking lots at WRC and The Club.

As mentioned last month, Hoffman Estates Park District was awarded the OLSAD Grant for Beacon Pointe Park for \$180,000. Staff has met with engineers to get drawings completed for storm water management and pavement elevations. Staff will be looking into different playground features while at NRPA in September as the first phase will be storm water and pavement addition followed by playground install.

Rink one at TC was successfully taken down, surface cleaned, repainted and then new ice built in ten days. Rink two is currently down and in the thawing out stage.



Staff has started the process for the next OSLAD Grant. The grant application will be for Pine Park and involve pickleball courts being installed, a new walking path, new shelters, regraded multi-sport field, new tot lot and fully accessible outdoor volleyball court (artificial surface instead of sand). A public meeting will be at a date to be determined.

BRIDGES TOP TRACER BATHROOM

The TopTracer Bathroom project has been ongoing and is completed minus some small restoration work. In-house staff completed all bathroom work, grading, landscaping and installation of lights and speakers in the Beer Garden. The artificial teeing ground that was removed for underground utilities will be installed in late fall and the seeding of areas is ongoing.

PARK / PLAYGROUND RENOVATIONS

Poplar Park playground equipment and mulch was removed. The new equipment arrived on August 1 and the installation contractors arrived on August 8.

Hoffman Park playground equipment was removed by in-house crews. All the mulch and existing drainage was also removed by in-house crews. Some of the decent mulch from the playground was brought to TC and placed in the north lot as free mulch for the community.

Huntington Park playground equipment has been moved back to October 28 due to production issues. With the arrival of the playground this late in the year we will have to make the decision in early October if we plan to try to complete the install or if this is pushed into 2023.

BEACON POINTE PARK (OSLAD)

Staff met with WT Engineering at the site to lay out the new path, shelter area and playground perimeter. Work will begin with land surveys. We are still looking to get out to bid for the path and earthwork this year.

PARKS DEPARTMENT

- All ponds treated for algae growth.
- All sign beds weeded and trimmed.
- Inspections and repairs to district fleet, mowers and equipment.
- New computer controller for community splash pad installed.
- Defender filter cleaning at Seascape, opened filters and manually washed filter fingers.
- LED lighting conversions at Seascape.
- Building Automation was reprogrammed at TC.
- Filter changes on the Seresco Lap pool unit at The Club.
- Installed new motor and housing assembly for the lap pool boiler at The Club.
- Installed new drain grates around pool deck at Seascape.
- Removed broken depth marker tiles and filled with concrete at Seascape.
- Replaced Ballast and light sockets at The Club.
- Installed new toggle switches at TC basketball hoop controller.
- Replaced GFCI at The Club that controls the drinking fountain.
- Checked for tripped breakers in Wolves' whirlpool area panel. Found faulty wiring at pump. Repaired and turned back on.
- Completed second over seed at Birch Park.
- Fertilized, and sprayed for weeds at Birch Park and at Vogelei House.
- Sprayed all weeds at all parking lots and baseball fields.
- Cleaned all beds at playgrounds, Port-a-Let shelters and parking islands.
- Clean cut undergrowth along creek at Cottonwood Park.
- Cleaned storm damage following heavy rains and high wind events, park-wide.
- Introduced 25 triploid grass carp to Black Bear pond to aid in algae and weed control.
- Removed 3 sections of sidewalk, formed and poured concrete on north side of park at South Ridge.
- Crack filled tennis / pickleball and repaired windscreens at Fabbrini Park.
- Repair windscreens and Thor Guard at Seascape.
- Remove graffiti from shelter at Evergreen and Colony playground.

RECOMMENDATION

Staff recommends that the Buildings & Grounds Committee forward the Parks, Planning and Maintenance August Board Report to be included in the August Executive Director's Report for Board approval.