

**Glen Ellyn Park District
Board of Commissioners
Regular Meeting
June 21, 2022
185 Spring Avenue**

I. Call to Order

President Durham called the meeting to order at 7:05 p.m.

II. Roll Call of Commissioners

Upon roll call, those answering present were Commissioners Weber, Stortz, Bischoff, Nephew, and President Durham. Commissioner Cornell arrived at 7:20 p.m. Commissioner Ward attended remotely and present at 7:50 p.m.

Staff members present were Executive Director Harris, Superintendent of Finance & Personnel Cinquegrani, Superintendent of Planning and Natural Resources Troia

III. Pledge of Allegiance

President Durham led the Pledge of Allegiance.

IV. Changes to the Agenda

None.

V. Public Participation

None

VI. Consent Agenda

Commissioner Stortz moved, seconded by Commissioner Nephew, to approve the Consent Agenda including the Voucher List of Bills totaling \$361,266.82 and Minutes: June 7, 2022, Workshop Meeting and May 17, 2022, Regular Meeting.

*Roll Call: Aye: Commissioners Stortz, Nephew, Weber, Bischoff, and President Durham
 Nay: None*

Motion Carried.

VII. Unfinished Business

A. Lake Ellyn Shoreline Improvement Project payout request #4

Superintendent Troia provided an overview of the Lake Ellyn Park Shoreline improvement project. The Lake Ellyn Shoreline project connects the Boathouse to the existing floating pier with a wide permeable paver walkway which provides access and additional seating opportunities directly adjacent to the lake edge. The existing stacked limestone retaining wall is being replaced with a stable engineered wall that retains the natural aesthetic.

Attached is payout request #4 for the Lake Ellyn Shoreline improvements in the amount of \$40,464. This payout is from Integral Construction Inc., which is the general contractor for this project. It also

includes a change order to add GeoGrid to reinforce and stabilize the unsuitable soils that were discovered during construction.

This payout represents the work completed for the month of May. Progress was made during that time with all excavation and removal of unsuitable materials. On top of the GeoGrid, large base aggregate was installed – necessary for the permeable pavers but also provided a clean and stable work site for large equipment. To date, the project is approximately 40% complete.

The total contract sum to date is \$383,531. Previous payments total \$58,680. The balance to finish, including retainage, is \$274,487. As a reminder, this project is completely funded by an anonymous donation.

During the second week of June, much progress was made on the retaining wall. Now that the project is above ground and out of the water level, progress will accelerate. Although unlikely to be complete by the Fourth of July, the construction site will be isolated and will not interfere with activities. The Fireworks from the Fishing Pier raffle will be unaffected.

Commissioner Nephew moved, seconded by Commissioner Bischoff, to approve Integral Construction's payout request #4 in the amount of \$40,464

*Roll Call: Aye: Commissioners Nephew, Bischoff, Weber, Stortz, and President Durham
Nay: None*

Motion Carried.

B. Skate Park Co-op Purchase

Superintendent Troia provided an overview of the skate park project. The skate park equipment at Newton Park is original and has issues with a rotting wood understructure. Staff has been working closely with a professional skate park designer to come up with a concept replacement plan that aligns with current skate park trends, provides a destination for all ages and abilities, and remains challenging enough for experienced users.

A concept plan was presented at a very engaged open house. After receiving feedback, the design team came up with a revised concept which addressed comments primarily related to the flow and specific skating events.

Attached is rendered version of the final concept and a proposal for purchase of all equipment and installation through Sourcewell cooperative purchase. With this approval the project will be able to be installed in late fall.

Commissioner Weber moved, seconded by Commissioner Bischoff, to authorize the purchase of the Newton Park Skate Park equipment for \$200,822.81 from American Ramp Company through Sourcewell cooperative purchase. Includes installation as well.

*Roll Call: Aye: Commissioners Weber, Bischoff, Weber, Stortz, Nephew and President Durham
Nay: None*

Motion Carried.

C. Sunset Pool Heater

Superintendent Troia explained that much of Sunset Pool equipment has been replaced in recent years as the facility ages. The two existing pool heaters are past their useful life and require replacement. Staff engaged an aquatic engineer to design new pool heater equipment and obtain IDPH Permit Process. The project was bid in February and awarded to Helm Mechanical.

Attached is first and final payout request for the pool heater replacement in the amount of \$70,359.20. This payout is from Helm Mechanical which is the general contractor for this project.

The pool heater was installed and operable before the opening of the pool and Helm provided operating and maintenance training to staff. This project was under the budgeted amount of \$125,000.

Commissioner Bischoff moved, seconded by Commissioner Stortz, to approve Helm Mechanical payout request in the amount of \$70,359.20

*Roll Call: Aye: Commissioners Bischoff, Stortz, Weber, Nephew, and President Durham
Nay: None*

D. Ackerman Sports & Fitness Center Rock Wall Demolition Bid

Superintendent Troia stated on May 5th, staff publicly noticed invitations for bid, requesting contractors to provide proposals for demolition of the freestanding rock wall and the rock wall adjacent to the door at Ackerman Sports & Fitness Center (ASFC).

The bid opening was conducted on June 1. Despite five plan holders, only (1) sealed bid was received, opened, and read aloud. Overall, the bid was greater than the preliminary cost estimates from last fall.

At the time of gathering preliminary cost estimates no construction drawings were available. However, the bid staff was able to locate complete detailed construction drawings including the metal support system. These were part of the bid documents.

Following the bid, staff debriefed and discussed the project with the bidder to understand the higher costs. Part due to general increase of construction costs, but also the provided information on the structures showed a clear challenge and required more labor and equipment. Also, there is a fair amount of plastic sheeting hung from floor to ceiling to keep dust out the facility during construction. Most larger demolition companies are union labor and hanging the plastic would be all done at union rate, adding to the costs.

As far as the low number of bidders, it was determined this was due in part to the complexity, but also it was discovered that there is currently a significant amount of public-school demolition work.

To obtain additional and more competitive bids, staff is evaluating re-bidding the project in fall and modifying the scope to have in-house labor hang the protective plastic.

Commissioner Stortz moved, seconded by Commissioner Weber, to reject all bids for the ASFC Rock Wall demolition and reevaluate in fall 2022.

*Roll Call: Aye: Commissioners Stortz, Weber, Cornell, Bischoff, Nephew, and President Durham
Nay: None*

E. Referendum Discussion

Executive Director Harris updated the Board on the continued efforts to educate and inform Glen Ellyn Park District constituents regarding the referendum. There is an open house regarding the referendum this Saturday, June 25 from 11:30 a.m. – 1:30 p.m. at Sunset Pool. Commissioner Stortz encouraged Commissioners to engage and remind their contacts that election day is June 28.

VII. Staff Reports

No staff reports

IX. Commissioners’ Reports

Commissioner Cornell expressed that she has received positive feedback regarding the referendum. Commissioner Stortz was complimentary of all the camp and recreational activities throughout the Park District. Commissioner Bischoff was appreciative of the Go Green Glen Ellyn group as he attended a recent meeting. Commissioner Weber thanked the staff for efforts to educate and inform the community regarding the referendum.

X. Adjourn to Executive Session

At 8:05 p.m. Commissioner Bischoff moved, seconded by Commissioner Cornell, to convene into Executive Session under Section 2 (c) 6 of the Open Meetings Act for the purpose of setting a price for the sale or lease of property owned by the District.

XI. Reconvene to Open Session

The regular meeting reconvened at 9:55 p.m.

XII. Adjourn

There being no further business, Commissioner Nephew moved, seconded by Commissioner Bischoff, to adjourn the Regular Meeting at 9:56 p.m.

Roll Call: Aye: Commissioners Bischoff, Nephew, Ward, Cornell, Weber, Stortz, and President Durham

Nay: None

Motion Carried.

Respectfully submitted,

Dave Harris
Board Secretary