

MINUTES OF DECEMBER 7, 2021 COMMITTEE OF THE WHOLE MEETING  
GLENCOE PARK DISTRICT  
999 GREEN BAY ROAD, GLENCOE, ILLINOIS 60022

The meeting was called to order at 7:01pm and roll was called. All commissioners gave permission to be recorded.

Committee Members present:

Lisa Brooks, President  
Stefanie Boron, Vice President  
Michael Covey, Treasurer  
Bart Schneider, Commissioner  
Carol Spain, Commissioner

Staff present:

Lisa Sheppard, Executive Director/Secretary  
Chris Leiner, Director of Parks/Maintenance  
Bobby Collins, Director of Recreation/Facilities  
John Cutrera, Director of Finance/HR  
Erin Classen, Supt. of Marketing/Communications  
Jenny Runkel, Administrative Assistant

Members of the Public in attendance who signed in or spoke: Adam Wohl, Andre Lerman, Matt Duggan, Ania Szulc

Matters from the Public: Andre Lerman spoke on the Lakefront Advisory Group's process of coming up with a mission and vision statement noting the park's greatest asset were its views and passive uses of the park. This was reiterated again during a Special Projects and Facilities Committee where Altamanu (design architect for Lakefront Park) recommended using the tennis courts for passive use. The Racquet Court Focus Group he attended vocalized concern that the tennis and pickleball noise will detract from the tranquility. There are many more passive users than court users, so he asked the Board to consider utilizing some of the court area for seating area, move the courts farther west, and leave the current space open for camp drop off/pickup and beach patrons. West Park courts would not compete with parking like at the beach and could be shared with pickleball users. He then commended this board for making a well-publicized outreach to get input on this project.

Presentation from Wight on updated Watts Recreational Center design: Matt Duggan and Ania Szulc from Wight Design gave the presentation included in the meeting packet. They reviewed the current and new designs for both the rinks, entrances, and building floor plans; focus on better defined entrances, new ADA elevator, an exterior expansion option with 3 variations on the exterior. Executive Director Sheppard noted that the old Kids Club entrance was a non-descript side door opposed to the new design that makes it clear and inviting, along with a mud room and lots of light. Discussion ensued including the modern look, the two looks that parallel the two uses of the building, appropriate to adapt the design to how the building will be used, the player box on the studio rink was requested by the Watts Advisory Group which will also be used by spectators and create room for the Zamboni when in use and can be rented out for hockey games. Keep in mind that we will need to go through the usual process with neighbors due to the change from green space to a player box. We can replicate the nature screen plantings on the outside of the fence once the player box is installed.

Another option could be extending the fence area to include a firepit/social/baggo area or something else in the summer which would benefit rentals. The community is about gathering and socializing and it is difficult to find places to do that. The player box currently has 50 feet Austrian Pines, a large area. The new entrance includes a direct line from the school to the Kids Club area. There will only be two roof types, the only flat roof will be over the elevator and will be pitched.

Chair Brooks, based on committee discussion, directed park district staff to bring Option 1 to the Regular Board meeting as an action item as well as the player box and a pavilion as alternates. Wight Design will continue with plans based on Option 1.

Discussion on need for construction management firm for Watts Recreational Center renovation: This service was included in our PARC Grant. Director Leiner explained that when projects get over \$2 million, they can get out of control without constant oversight. This project is between \$3.8 to \$4.2 million, meeting the target to need a construction management firm as a third-party manager. Once manager options are determined, staff would bring it back to the Board to approve the management firm for this project. Their role was described. Executive Director Sheppard indicated that the first time the firm catches a construction error, that mistake could be the cost of the management firm's fees. Staff will interview firms and will bring them to the Board for review. Following discussion, staff and commissioners reached consensus that they would both prefer firms that are independent from the architect firm, in case they leaned toward protecting their firm.

Chair Brooks, based on committee discussion, directed park district staff to move forward with the search for a construction management firm.

Discussion on Fund 65 recommended Capital Projects: Executive Director Sheppard explained that the Board has the option to change the recommended list; however, the list are items that staff believes are needed for the successful operation of the District. Director Leiner reviewed the list including Takiff multi-purpose condenser/air handler rebuild, tuckpoint and windows on the Safran Beach House, IT hardware and technology, Chevy 2500 fleet truck replacement, R-22 refrigerant stockpile, sand and refinish the Takiff gym floor, Early Childhood entrance design study to fix the ramp failure, Takiff parking lot light upgrade, \$15,000 Board and Director initiatives for the flexibility to meet emerging community or park district needs, and a Community Hall AV system. Discussion ensued including safety and future price of R-22 refrigerant. Director Leiner indicated the rink compressors will last another 8-10 years, are in good condition, and cannot be retrofitted, but we need R-22 to run the compressors, which might be in short supply and expensive in the future. The Board discussed the air handling system and the benefits of ionization filters. In theory, every room gets a certain amount of fresh air. We have the highest quality HVAC systems in PDRMA membership, who would never recommend ionization units, because a majority of the membership cannot afford it. We could include an ionization element to disinfect the air if the Board prefers, but there is little proof that it makes a difference in the spread of COVID. Director Leiner will get the cost and literature back to the Board for review during budget discussions.

Chair Brooks, based on committee discussion, directed park district staff to bring back cost and literature for ionization for the HVAC units for review with the Board at a future meeting.

Update on focus groups that were held on December 6 in regards to Lakefront Tennis Courts: Results of the focus groups have not been received yet. The Board approved the development of concept designs, in preparation should we have funding in the future. Pickleball is an upcoming sport nationwide, in addition, we have seen a spike in tennis in Glencoe. We decided to hire a private party to handle the focus groups, so the community does not think staff led them to a preferred choice. The District hired a Elsa Fischer from BerryDunn. Communication included 170 emails to those who played in our pickleball/tennis programs or used a tennis court permit, those who communicated interest in the topic, and neighbors of whom we had emails. Elsa Fischer presented the information, showed basic configurations, and then asked the focus groups to vote on their preference. We accommodated everyone who wanted to attend a focus group, filled three groups, and compiled comments emailed. Next will be a community meeting advertised to those on the list, full park district list, signs at the park, and letters to the neighbors (four attended the focus groups). We are developing a plan, but won't know when we will have the funds to move forward. The tennis court is at the end of its life and needs to be renovated in the next two years. The focus group communicated concerns including noise and parking and the desire to have both tennis and pickleball courts. The Board will receive all feedback and make a decision on how to move forward. Anyone on our lists will be invited when discussion occurs at a meeting. The question was asked if we had pickleball courts currently. We have applied for an OSLAD grant at West Park to put in a pickleball and tennis court combination. If we are not awarded the grant, the project won't happen. We have lined pickleball courts on a few other tennis courts in town, but are not dedicated courts. Other courts in the District's system do not need renovation at this time. There is currently no funding for new courts. Discussion ensued.

December 21 Glencoe Park District Regular Board Meeting Canceled: Reminder only. The January 4 meeting will occur; Commissioner Boron will call in due to work.

AV options in Community Hall were discussed. The quote received is \$50-75,000. The Board indicated that they would be in favor of moving that forward.

Other Business: There was no other business.

Adjourn to Closed Session: At 8:21pm, Commissioner Boron moved to adjourn into closed session to discuss personnel as mandated by Section 2.06. 5 ILCS 120/2 (c)(1) Commissioner Schneider seconded the motion, which passed by unanimous voice vote.

Return to Open Session: Commissioner Boron moved to return to open session at 8:55pm, Commissioner Schneider seconded the motion, which passed by unanimous voice vote.

Action taken, if any, from Executive Session: There was no action taken during or after closed session.

Adjourn: Commissioner Boron moved to adjourn the meeting at 8:56pm. Commissioner Covey seconded the motion, which passed by unanimous voice vote.

Respectfully submitted,

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Lisa M. Sheppard  
Secretary