



Joe Doud Administration Building
545 Academy Drive
Northbrook, IL 60062
847-291-2960
nbparks.org

Parks and Properties Committee Meeting

May 16, 2023

6:45pm or immediately following the Administration and Finance Committee Meeting
Joe Doud Administration Building, 545 Academy Drive

AGENDA

- I. Call to Order—Chair Curin; Members Goodman and Simon
- II. Recognition of Visitors
- III. Approval of Meeting Minutes
5/16.22 Parks and Properties Committee Meeting of April 19, 2023
5/16.23 Closed Session Meeting Minutes of April 19, 2023
- IV. Move Into Closed Session To Discuss The Purchase of Real Property For The Use Of The Public Body, Including Meeting Held For The Purpose Of Discussing Whether A Particular Parcel Should Be Acquired.
5ILCS 120/2 (c)(5)
- V. Informational Items / Verbal Updates
 - A. Meadowhill Aquatic Center Concept Planning & OSLAD Grant Preparation Update
 - B. Leisure Center Phased Renovation Plan Options
- VI. New Business
5/16.25 Consider Resolution 23-R-2, PARC Grant Application Leisure Center Renovation
5/16.26 Consider Garbage Collection System, Bid #2251
5/16.27 Consider Oaklane Park Playground: Synthetic Turf, Bid #2253
5/16.28 Consider Building Automation Software (BAS) Controller Replacement
5/16.29 Consider Greenfield Park Playground Equipment
5/16.30 Consider Wescott Tot Lot Playground Equipment
- VII. Old Business
- VIII. Next Meeting – June 19, 2023 at 6:30pm, Joe Doud Administration Building, 545 Academy Drive
- IX. Adjournment

Copies to: Park Board, Attorney, Directors, All Staff and Park District Facilities, Daily Herald, Village of Northbrook,
Posted on Park District Website: nbparks.org

Persons with disabilities requiring reasonable accommodation to participate in this meeting should contact Eileen Loftus, the Park District's ADA Compliance Officer, at the Park District's Administration Building by mail at 545 Academy Drive, Northbrook, Illinois 60062, by phone at 847-291-2960, Monday through Friday 8:30am until 5:00pm, or by email to eloftus@nbparks.org at least 48 hours prior to the meeting. Requests for a qualified ASL interpreter generally require at least 5 business days' advance notice. For the deaf or hearing impaired, please use the Illinois Relay Center voice only operator at 800-526-0857.



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MEMORANDUM

To: Parks and Properties Committee
From: Chris Leiner, Director of Parks & Properties
Eileen Loftus, Director of Recreation
Agenda Item: VI. 5/16.25 Consider Resolution 23-R-2, the Park and Recreational Facility Construction (PARC) Grant Application Resolution of Authorization for the Leisure Center Renovation Project
Date: May 12, 2023

Staff Recommendation:

Staff recommends approval of Resolution 23-R-2, the Park and Recreational Facility Construction (PARC) Grant Application Resolution of Authorization for the Leisure Center Renovation Project.

Background and Analysis:

PARC is a grant program offered through the Illinois Department of Natural Resources (IDNR) that provides up to 75% funding assistance (up to \$2,800,000) for approved development (construction) projects for eligible capital expenditures which include (but are not limited to):

- Demolition in preparation for recreational development, site preparation and improvements for indoor/outdoor recreation purposes.
- Utility work for indoor/outdoor recreation purposes, reconstruction or improvement of existing buildings or facilities for indoor/outdoor recreation purposes.
- Expansion of buildings/facilities for indoor/outdoor recreation purposes.
- New construction of buildings/structures.

On May 1, 2023, the IDNR announced a \$28 million appropriation for PARC matching grants in 2024. With the opportunity for a PARC grant, the District has prepared a Leisure Center renovation concept plan that qualifies for the 2024 cycle. This grant opportunity has not been offered since 2021 and future offerings cannot be guaranteed.

This grant cycle has been accelerated beyond what was initially communicated by the Illinois Association of Park Districts (IAPD) earlier this year. The application period opened on May 1, 2023 and will close on June 15, 2023 (45 days). This grant offering typically had a 60-day application timeline. Had the District not been working on the Leisure Center renovation concept plan since the February Envision & Prioritize Board Workshop, the District would be unable to apply for this opportunity. The accelerated timeline requires the District to meet the following criteria by June 15, 2023:

1. Board of Commissioner approval of a Resolution of Authorization. (attached)
2. Hold an advertised Community Open House input meeting to review the project concept. The Community Open House is planned for Wednesday, May 24, 2023 from 4-6pm at the Leisure Center.

The Resolution has been included for consideration in the Committee packet. Authorization of the Resolution is a required component of the grant but does not commit the District to apply for the grant.

NORTHBROOK PARK DISTRICT

The Board will have two additional opportunities to provide direction on the concept plan before June 15. In addition, the timeline allows for the inclusion of additional community feedback into the plan.

Plan review opportunities after this meeting:

- May 24, 2023 Regular Board Meeting
- June 6, 2023 Committee-of-the-Whole Meeting

Director Leiner and Director Loftus are available for tours of the Leisure Center for any interested commissioners.

Motion:

The Parks and Properties Committee Chair moves to approve Resolution 23-R-2, the Park and Recreational Facility Construction (PARC) Grant Application Resolution of Authorization for the Leisure Center Renovation Project to the full Board for approval.

Pc: Molly Hamer, Executive Director

23-R-2

1. Project Sponsor: _____

2. Project Title: _____

The _____ hereby certifies and acknowledges that it has 100% of the funds

(local project sponsor)

necessary to complete the pending PARC project within the timeframes specified herein for project execution, and that failure to adhere to the specified project timeframe or failure to proceed with the project because of insufficient funds or change in local recreation priorities is sufficient cause for project grant termination which will also result in the ineligibility of the local project sponsor for subsequent Illinois DNR indoor or outdoor recreation grant assistance consideration in the next two (2) consecutive grant cycles following project termination.

ALL Projects

It is understood that the project should be completed within the timeframe established in the project agreement and the Final Billing reimbursement request must be submitted within one year of the expiration date. Failure to do so will result in the Project Sponsor forfeiting all project reimbursements, and relieves DNR from further payment obligations on the grant.

The _____ further acknowledges and certifies that it will comply with

(local project sponsor)

all terms, conditions and regulations of 1) the Park and Recreational Facility Construction Grant Program (PARC) (17 IL Adm. Code 3070) 2) the federal Uniform Relocation Assistance & Real Property Acquisition Policies Act of 1970 (P.L. 91-646) and/or the Illinois Displaced Persons Relocation Act (310 ILCS 40 et. seq.), as applicable, 3) the Illinois Human Rights Act (775 ILCS 5/1-101 et. seq.), 4) Title VI of the Civil Rights Act of 1964, (P.L. 83-352), 5) the Age Discrimination Act of 1975 (P.L. 94-135), 6) the Civil Rights Restoration Act of 1988, (P.L. 100-259) and 7) the Americans with Disabilities Act of 1990 (PL 101-336); and will maintain the project area in an attractive and safe condition, keep the facilities open to the general public during reasonable hours consistent with the type of facility, cease any farming operations, and obtain from the Illinois DNR written approval for any change or conversion of approved outdoor recreation use of the project site prior to initiating such change or conversion; and for property acquired with PARC assistance, agree to place a covenant restriction on the project property deed at the time of recording that stipulates the property must be used, in perpetuity, for public indoor or outdoor recreation purposes in accordance with the PARC programs and cannot be sold or exchanged, in whole or part, to another party without approval from the Illinois DNR.

BE IT FURTHER PROVIDED that the _____ certifies to the best of its knowledge that the information provided within the attached application is true and correct.

This Resolution of Authorization has been duly discussed and adopted by the _____ at a legal

(local project sponsor)

meeting held on the _____ day of _____, 20_____.

(Authorized Signature and Title)

ATTESTED BY:

(Name and Title)



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MEMORANDUM

To: Parks and Properties Committee
From: Chris Leiner, Director of Parks & Properties
Agenda Item: VI. 5/16.26 Consider Garbage Collection System, Bid #2251
Date: May 12, 2023

Staff Recommendation:

Staff recommends the approval of the Garbage Collection System, Bid #2251 Base Bid including Options 1, 2, 3, 4 and 5 for the total amount of \$41,464.00 from R.N.O.W. of West Allis, Wisconsin.

Background & Analysis:

As previously discussed at the March 10, 2023 Parks and Properties Committee Meeting, Waste Management informed the District that recyclables in bags will no longer be accepted. Waste Management's new approach requires all recycling to be placed loose into the collection container. The preferred approach presented at the Meeting was to upgrade the existing budgeted garbage collection insert to a dual hopper insert to keep the refuse and recycling separate.

This unit will have separate garbage and recycle hoppers that can be dumped into the appropriate container. This drop-in unit will fit on the chassis of any pickup truck and provides the function of a dedicated garbage truck without the cost of procuring a purpose-built truck. This unit is compatible with the District's existing refuse and recycling containers. As noted previously, the additional cost will be offset by savings on other CIP projects.

The District received two qualified Bids for the specified equipment:

| Bidder | Perkins 6-yard Satellite Split Body 50/50 Chassis Mount Unit | Option 1 12vdc Hydraulic Power Pack | Option 2 Tarp Kit for 6-yard Split Body | Option 3 Two (2) Folding Arm Gripper Auto Lifters | Option 4 Painted Gloss Black | Option 5 Installation on Customer Supplied Chassis | Total Bid |
|---------------------------------------------------------------------------|--------------------------------------------------------------|-------------------------------------|-----------------------------------------|---------------------------------------------------|------------------------------|----------------------------------------------------|-----------|
| R.N.O.W., Inc. 8636R W. National Avenue West Allis, Wisconsin 53227 | \$15,842 | \$4,319 | \$3,701 | \$10,167 | \$350 | \$7,085 | \$41,464 |
| EJ Equipment, Inc. 920 National Avenue Addison, Illinois 60101 | \$18,570 | \$3,776 | \$4,406 | \$10,371 | \$420 | \$8,335 | \$45,878 |

The lowest qualified bidder, R.N.O.W. has provided refuse equipment solutions for other municipalities and parks districts in the area. They have installed a similar system for Buffalo Grove Park District.

NORTHBROOK PARK DISTRICT

Motion:

The Parks and Properties Committee Chair moves to approve the Garbage Collection System, Bid #2251 Base Bid including Options 1, 2, 3, 4 and 5 for the total amount of \$41,464.00 from R.N.O.W. of West Allis, Wisconsin to the full Board for approval.

Explanation:

1. Budgeted Cost: \$25,500
2. Budget Source: 2023 CIP
3. Legal Requirement: Legal Bid

Pc: Molly Hamer, Executive Director

Equipment Examples





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MEMORANDUM

To: Parks and Properties Committee
From: Chris Leiner, Director of Parks & Properties
Agenda Item: VI. 5/16.27 Consider Oaklane Park Playground: Synthetic Turf, Bid #2253
Date: May 12, 2023

Staff Recommendation:

Staff recommends the approval of the Oaklane Park Playground: Synthetic Turf, Bid #2253 Base Bid from Perfect Turf LLC, of Rolling Meadows, Illinois in the amount of \$80,265.00.

Background & Analysis:

As previously discussed at the April 14, 2023 Parks and Properties Committee Meeting, the Oaklane Park renovation project is currently \$85,000 below the maximum allowable amount (\$800,000) for reimbursement as part of the \$400,000 matching Open Space Land Acquisition and Development Grant (OSLAD) that the District received for this Park and is \$307,500 under the total project budget.

Consensus was reached in the Meeting to determine the cost to install synthetic turf safety surface on the playground via the legal bid process. The District received two qualified legal bids for the playground synthetic turf safety surface:

| Bidder | Base Bid – Oaklane Park Synthetic Turf Furnish & Installation |
|-------------------------------------------------------------------------------|---------------------------------------------------------------------|
| Perfect Turf LLC 5540 Meadowbrook Court Rolling Meadows, Illinois 60008 | \$80,265.00 |
| ForeverLawn Chicago 3426 Colony Bay Drive Rockford, Illinois 61109 | \$86,434.00 |

The District has previously worked with the lowest qualified bidder, in addition this bidder is under contract to furnish and install the synthetic turf safety surface at Stonegate Park.

NORTHBROOK PARK DISTRICT

The below chart represents the total projected project cost with the inclusion of the synthetic turf safety surface.

| Oaklane Park Renovation Updated Table of Costs | |
|--------------------------------------------------------------------------------------|----------------------|
| Task | Cost |
| Playground Equipment /Hard Court Install Bid/Shelter Install/Walking Path, Bid #2240 | \$ 406,514.50 |
| Change Order #1 Install Stone Base for Synthetic Turf Safety Surface | \$ 1,885.00 |
| Alternate #1, Alternate #2, Bid #2240 | \$ 64,650.00 |
| Natural Area Improvements/Plantings Direct Contract | \$ 16,000.00 |
| Synthetic Turf, Bid #2253 | \$ 80,265.00 |
| Playground Equipment Direct Purchase | \$ 89,065.00 |
| Shade Structure Direct Purchase | \$ 20,437.00 |
| Site Amenities Direct Purchase, Bid #2248 | \$ 29,452.00 |
| Construction Administration | \$ 89,500.00 |
| TOTAL | \$ 797,768.50 |
| | |
| 2023 CIP Budget Total | \$ 1,022,000.00 |
| Lowest Qualified Bid/Direct Purchase/Construction Administration Total | \$ 797,768.50 |
| Budget vs. Actual | \$ 224,231.50 |

| Total Projected Oaklane Park Renovation Costs including OSLAD Grant | |
|-------------------------------------------------------------------------|----------------------|
| Lowest Qualified Bid/Direct Purchase/Construction Administration Total | \$ 797,768.50 |
| Open Space Land Acquisition and Development Grant Reimbursement (OSLAD) | \$ 398,884.25 |
| Projected Project Cost | \$ 398,884.25 |

Explanation:

1. Budgeted Cost: Oaklane Park Renovation Project Budget \$1,022,000.
2. Budget Source: 2023 CIP
3. Legal Requirement: Legal Bid

Motion: The Parks and Properties Committee Chair moves to approve the Oaklane Park Playground: Synthetic Turf, Bid #2253 Base Bid in the amount of \$80,265.00 from Perfect Turf, LLC of Rolling Meadows, Illinois to the full Board for approval.

Pc: Molly Hamer, Executive Director



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MEMORANDUM

To: Parks and Properties Committee
From: Chris Leiner, Director of Parks & Properties
Agenda Item: VI. 5/16.28 Consider Building Automation System (BAS) Controller Replacement
Date: May 12, 2023

Staff Recommendation:

Staff recommends the approval of the Building Automation System (BAS) Controller Replacement for the BAS controllers at the Leisure Center and the Northbrook Sports Center from intelli-building Control & Solutions LLC of Chicago, Illinois in the amount of \$35,700.00.

Background & Analysis:

The BAS controller at the Leisure Center was installed in 2012 and the Northbrook Sports Center was installed in 2014 are at the end of their useful life and no longer supported by the manufacturer. The BAS controllers sequence mechanical and HVAC operations and serve the graphics, scheduling, alarming and data trending for the District. The installation, programming and commissioning will migrate to the newest versions of hardware and software which support HTML5 eliminating the JAVA dependency. This upgrade increases cyber security by reducing the risk of network intrusion through the Building Automation System while allowing optimal controlling and monitoring of the mechanical systems for staff.

The project is included in the 2023 Capital Improvement Plan.

The District received one qualified quote for the project:

| Contractor | Leisure Center | Northbrook Sports Center | Allowance for Additional Programming | Total Quote |
|----------------------------------------------------------------------------------------------------------------------------|----------------|--------------------------|--------------------------------------|-------------|
| intelli-building Control & Solutions LLC The Green Exchange 2545 W. Diversey Avenue, #219 Chicago, Illinois 60647 | \$12,450 | \$18,450 | \$5,000 | \$35,900 |

The qualified contractor, intelli-building Control & Solutions LLC, installed, programmed and commissioned the existing controllers and has provided excellent references.

Explanation:

1. Budgeted Cost: \$37,000
2. Budget Source: 2023 Capital Improvement Plan
3. Legal Requirement: None

NORTHBROOK PARK DISTRICT

Motion:

The Parks and Properties Committee Chair moves to approve the Building Automation System (BAS) Controller Replacement for the BAS controllers at the Leisure Center and the Northbrook Sports Center from intelli-building Control & Solutions LLC of Chicago, Illinois in the amount of \$35,700.00 to the full Board for approval.

Pc: Molly Hamer, Executive Director



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MEMORANDUM

To: Parks and Properties Committee
From: Chris Leiner, Director of Parks & Properties
Agenda Item: VI. 5/16.29 Consider Greenfield Park Playground Equipment
Date: May 12, 2023

Staff Recommendation:

Staff recommends approving the Greenfield Park Playground Equipment design concept plan provided by Play Illinois LLC/Burke and Landscape Structures/NuToys Leisure Products to be made available to the public for voting.

Background & Analysis:

The project planning for the replacement of the playground at Greenfield Park started in 2023 with construction expected to take place in 2024. The playground is designed for children aged 2-5 and 5-12.

In March 2023, the District mailed a survey to 550 residents to collect information on the current demographics, preferred amenities, color palettes for the new play equipment, desired amenities to add and any additional comments. Yard signs were placed in each neighborhood to advertise the survey. The District received 27 responses and the respondents indicated that the most-used play equipment are the swings, slides and climbers. The bold/bright colors were the preferred playground palette.

After analyzing the survey results, the District sent a Request for Proposal (RFP) to three playground suppliers to create two design concept plans for Greenfield Park. The designers were instructed to fit the new equipment into the existing playground curbs. Staff evaluated the submissions and selected one plan each from Play Illinois/Burke and Landscape Structures/NuToys Leisure Products to present to the Committee.

Explanation:

1. Budgeted Cost for Play Equipment (only): \$100,000
2. Budget Source: 2024 CIP
3. Legal Requirement: None

Motion:

The Parks and Properties Committee Chair moves to approve the Greenfield Park Playground Play Equipment design concept plan provided by Play Illinois LLC/Burke and Landscape Structures/NuToys Leisure Products to be made available to the public for voting to the full Board for approval.

Pc: Molly Hamer, Executive Director

COMPONENT LIST:

- ① LINKING RING CLIMBER
- ② WELCOME SIGN
- ③ JUNGLE VINE CLIMBER
- ④ TREE BRANCH CLIMBER
- ⑤ TRANGO CLIMBER
- ⑥ NUCLEUS® CORE CLIMBER
- ⑦ CRUX CLIMBER
- ⑧ APEX ELLIPSE CLIMBER
- ⑨ LINX™ CLIMBER
- ⑩ COBRA® SLIDE CORKSCREW
- ⑪ VIPER® STRAIGHT SLIDE
- ⑫ ROCK 'N' ROLL SLIDE
- ⑬ TOT SEAT
- ⑭ BELT SEAT
- ⑮ FREEDOM SWING
- ⑯ RAINDROP ACTIVITY PANEL
- ⑰ 3-IN-A-ROW PANEL
- ⑱ CRAZY MAZE PANEL
- ⑲ COLLISION RING PANEL
- ⑳ PISTON PANEL
- ㉑ LIL' NOVO® BEAN BENCH
- ㉒ LIL' NOVO® BEAN TABLE
- ㉓ SHAPES PANEL
- ㉔ BUBBLE MIRROR ACTIVITY PANEL
- ㉕ FORMIS™ LADDER
- ㉖ CRESCENT TRANSFER STATION
- ㉗ APEX ARCH CLIMBER 2-5

3D Designer: Kendra



LIL' NOVO BEAN TABLE



COBRA SLIDE® CORKSCREW



NUCLEUS CORE® CLIMBER



TRANGO CLIMBER



FREEDOM SWING SEAT



SHAPES PANEL



LINX™ CLIMBER



| COLOR KEY | |
|-----------------------------------------------------------------------------------------------------------------------------------------------|-------------|
| | TAN |
| | OLIVE |
| | GREEN |
| | BROWN |
| | AQUA |
| | GREEN/TAN |
| | OLIVE/BLACK |

PLAY
ILLINOIS
PARK & PLAYGROUND SOLUTIONS

Greenfield Park

Option 1





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nbparks.org

MEMORANDUM

To: Parks and Properties Committee
From: Chris Leiner, Director of Parks & Properties
Agenda Item: 5/16.30 Consider Wescott Park Playground Equipment
Date: May 12, 2023

Staff Recommendation:

Staff recommends approving the Wescott Park Playground Equipment concept design plan provided by Play Illinois LLC/Burke and Landscape Structures/NuToys Leisure Products to be made available to the public for voting.

Background & Analysis:

Project planning began in 2023 with construction anticipated to take place in 2024. The objective of the project is to replace the Tot Lot at Wescott Park designed for children aged 2-5. The larger playground designed for children aged 5-12, adjacent to the school, is not part of this project.

In March 2023, the District mailed a survey to 724 residents to collect information on current demographics, preferred amenities, color palettes for the new play equipment, desired amenities to add and any additional comments. Yard signs were placed in each neighborhood to advertise the survey. The District received 106 responses and the respondents indicated the most used play equipment are the swings, slides and climbers. The bold/bright color palette received the most votes.

After analyzing the survey results, the District sent out a Request for Proposal (RFP) to three playground suppliers to create two design concept plans for Wescott Park. The designers were instructed to fit the new equipment into the existing playground curbs. Staff evaluated the submissions and selected one design concept plan each from Play Illinois/Burke and Landscape Structures/NuToys Leisure Products to present to the Committee.

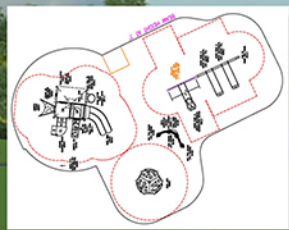
Explanation:

1. Budgeted Cost for Play Equipment (only): \$50,000
2. Budget Source: 2024 CIP
3. Legal Requirement: None

Motion:

The Parks and Properties Committee Chair moves to approve the Wescott Park Playground Play Equipment design concept plan provided by Play Illinois LLC/Burke and Landscape Structures/NuToys Leisure Products, to be made available to the public for voting to the full Board for approval.

Pc: Molly Hamer, Executive Director



Wescott Park

Option 1



COMPONENT LIST:

- ① TREE BRANCH CLIMBER
- ② LIL' NOVO PLAYFUL FURNITURE™
- ③ LEAF CLIMBER
- ④ PETAL STEP CLIMBER
- ⑤ MONACO™ SLIDE
- ⑥ TOT SEATS
- ⑦ FREEDOM SWING SEAT
- ⑧ EKO™ CLIMBERS
- ⑨ LEVEL X® LAUNCH
- ⑩ CRAZY/FINGER MAZE PANEL
- ⑪ HIDE THE NUMBERS PANEL
- ⑫ CLASSIC GAME RING PANEL
- ⑬ RAIN WHEEL PANEL
- ⑭ CHIMES PANEL
- ⑮ BUBBLE MIRROR ACTIVITY PANEL
- ⑯ SHAPES PANEL
- ⑰ ABC PANEL
- ⑱ SEEK'N FIND PANEL
- ⑲ PIPE WALL STEERING WHEEL
- ⑳ APEX ARCH CLIMBER 2-5
- ㉑ SYNERGY® COUNTER

COLOR KEY

- PURPLE
- AQUA
- LIME
- YELLOW
- ORANGE
- GRANITE
- GRAY
- PURPLE/GRAY
- LIME/BLACK
- YELLOW/BLACK
- ORANGE/BLACK

PLAY
ILLINOIS
PARK & PLAYGROUND SOLUTIONS



EKO™ CLIMBERS



FREEDOM SWING SEAT



PETAL STEP CLIMBER



SHAPES PANEL



LIL' NOVO PLAYFUL FURNITURE™



MONACO™ SLIDE



LEVEL X® LAUNCH

3D Designer: Rachel