



## **Board of Park Commissioners Parks and Properties Committee Meeting Minutes**

Joe Doud Administration Building  
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Northbrook, IL 60062  
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[nbparks.org](http://nbparks.org)

MINUTES of the Parks and Properties Committee Meeting of the Northbrook Park District Board of Commissioners held Thursday, October 19, 2023 in person at the Leisure Center in the Little Theatre, 3323 Walters Avenue, Northbrook, Illinois.

CALL TO ORDER – The Meeting was called to order at 7:06pm by Chair Goodman.

Members Present – Chair Goodman; Members Kumar and Silverman

Ex-Officio Members Present – Commissioners Chalem, Chambers and Chao

Ex-Officio Member Absent – Commissioner Schyman

Staff Present – Executive Director Leiner; Directors Baron, Loftus, Olas and Tokar; Executive Administrative Assistant Peterson; Superintendent of Grounds & Golf Maintenance Meyer; Projects & Operations Supervisor Scharp; Business Manager Drahos; IT Manager Smith

### RECOGNITION OF VISITORS

Virgina Galinski, Northbrook resident

Ms. Galinski addressed the Parks and Properties Committee to consider the addition of a playground at Brees Park. She has been a resident for 10 years and has young children. She does not want to cross Waukegan Road to go to the Meadowhill Park playground.

Dale Dodge, Northbrook resident

Mr. Dodge has been a resident of Northbrook for 39 years and has addressed the Board previously. His wife is a retired Northbrook teacher. Mr. Dodge noted that his family has had great experiences with the Park District. He addressed the Committee regarding the installation of a playground at Brees Park. Mr. Dodge provided a proposal for a tot lot project on behalf of the Facebook group “Friends of Brees Park.” A playground offers the opportunity for neighbors to meet in a common area and share interests. Mr. Dodge also stated that crossing Waukegan Road is a safety concern. He thanked the Commissioners for their time and consideration.

Katherine DeGroote, Northbrook resident

Ms. DeGroote addressed the Committee to discuss adding playground equipment at Brees Park. The closest playground to her neighborhood is at Meadowhill Park, but it is not a walkable playground and offers no toddler equipment or baby swings. Brees Park is a missed opportunity and should offer playground equipment with a picnic table for residents to gather.

Lindsey Gach, Northbrook resident

Ms. Gach and her family recently moved to Northbrook because of the community, resources and facilities. She supports the addition of a playground at Brees Park. Ms. Gach noted that the park entrance is hidden behind shrubs and that a beautiful open space is available. She thanked the Commissioners for their service to the community.

Blair Kerr, Northbrook resident

Ms. Kerr addressed the Committee in support of a playground at Brees Park. The neighborhood has many children and needs a dedicated park to play.

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## APPROVAL OF MINUTES

Commissioner Silverman moved to approve the Minutes of the Parks and Properties Committee Meeting of August 14, 2023. Commissioner Kumar seconded the motion. Motion passed by voice vote.

## INFORMATIONAL ITEMS/VERBAL UPDATES

### **Construction Manager Presentations and Selection**

Executive Director Leiner provided an update on the Construction Manager search. Corporate Construction, the District's former construction management consultant, has closed due to the retirement of Mike Rink. A Request for Quote (RFQ) was sent to five firms, and three responded. Two firms were invited to attend tonight's meeting to present information to the Committee.

Executive Director Leiner welcomed the following team members from Leopardo: Leigh McMillian, Jeff Montanari, Adam Tomsha and Andy Gibbens. The team provided a PowerPoint presentation about Leopardo, including information on the history of the firm, services offered and current projects. Commissioners engaged in a question-and-answer session. Chair Goodman thanked the Leopardo team for their presentation.

Executive Director Leiner welcomed the following team members from Bulley & Andrews: Michael Cottick, Ben Steele, Vince Cecchin and Blake MacGregor. The team provided a PowerPoint presentation about Bulley & Andrews, including information on the history of the firm, services offered and current projects. Commissioners engaged in a question-and-answer session. Chair Goodman thanked the Bulley & Andrews team for their presentation.

### **Post Presentation Discussion**

Commissioners engaged in discussion post presentation. By consensus, Commissioners directed Executive Director Leiner to begin negotiations with Bulley & Andrews.

## UNFINISHED BUSINESS – None

## NEW BUSINESS

### **Consider Renewal of Intergovernmental Agreement with the Forest Preserve District of Cook County for Coast Guard Park**

Executive Director Leiner provided background information on the Intergovernmental Agreement (IGA) with the Forest Preserve District of Cook County for Coast Guard Park. In 2013, the District and the Forest Preserve District of Cook County developed an IGA for the shared use of the chain link fence along the east and north sides of the property, interpretive signage and access to the Forest Preserve through the Park. The original IGA was scheduled to end on December 10, 2018, and both parties extended the Agreement through the end of 2023. Commissioner Kumar moved to approve the Second Amendment to the Intergovernmental Agreement between the Northbrook Park District and the Forest Preserve District of Cook County through December 31, 2028 for the shared use of the chain-link fence, access through Coast Guard Park and installation of the interpretative signage. Commissioner Silverman seconded the motion. The motion passed by voice vote.

### **Consider Surplus Ordinance 23-O-3, Park District Equipment**

Executive Director Leiner reviewed Surplus Ordinance 23-O-3, Park District Equipment. Commissioner Silverman moved to approve Surplus Ordinance 23-O-3, Park District Equipment to the full Board for approval. Commissioner Kumar seconded the motion. Motion passed by voice vote.

### **Consider Professional Services Agreement with FGMArchitects – Meadowhill Aquatic Center**

Executive Director Leiner provided background information on the Meadowhill Aquatic Center updated project scope for the Open Space Lands Acquisition and Development (OSLAD) Grant. Chair Goodman called for questions. Hearing none, Commissioner Kumar moved to approve the Professional Services Agreement with FGMArchitects of Oak Brook, Illinois, for architectural services for updates and repairs at the Meadowhill Aquatic Center for a fixed fee of \$302,000 and an

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amount not to exceed \$15,00 for Reimbursable Expenses, for a total amount of \$317,000, to the full Board for approval. Commissioner Silverman seconded the motion. Motion passed by voice vote.

OLD BUSINESS – None

### NEXT MEETING

The next Parks and Properties Committee Meeting was scheduled for January 18, 2024 at 6:45pm or immediately following the previous Committee Meeting, Joe Doud Administration Building, 545 Academy Drive.

### ADJOURNMENT

With no further business, the Meeting was adjourned at 9:33pm.

Respectfully submitted,  
NORTHBROOK PARK DISTRICT

/s/ Chris Leiner

Chris Leiner, Secretary  
Board of Commissioners/wp