1996 S. Kirk Rd. Suite 320
Geneva, IL 60134

Kane County

Forest Preserve District, Planning and Utilization Committee

Agenda

Chair Cherryl Strathmann, President Christopher Kious, President Pro Tem, Mavis Bates, Executive Director Benjamin Haberthur
Ron Ford, Michelle Gumz, Mike Kenyon, Anita Lewis, Mike Linder, Vern Tepe

Thursday, May 25, 2023 **9:30 AM** **3rd Floor Board Room**

I. Call To Order

II. Approval of Minutes from April 27, 2023

III. Public Comment (Each Speaker is limited to three minutes)

IV. Bids and Proposals

A. Resolution Approving a Contract to Purchase (2) Shelters for the Jon J. Duerr Forest Preserve Redevelopment Project

V. New or Unfinished Business

A. Resolution Approving a Request to Submit an IDNR Illinois Park and Recreational Facility Construction (PARC) Grant Application for the Development of Settler's Hill Golf Course Clubhouse

B. Establishment of Structures Subcommittee

VI. Closed Session to Discuss Land Acquisition, License Agreements, Potential Litigation and Personnel

VII. Communications

VIII. Chairman's Comments

IX. Adjournment
Adjournment until: Thursday, June 29, 2023 at 9:30 a.m. via zoom and in person at the Forest Preserve District Administration Offices 1996 S. Kirk Road, Suite 320 Geneva, Illinois

STATE OF ILLINOIS)
SS.
COUNTY OF KANE)

FP RESOLUTION NO. TMP-23-755

RESOLUTION APPROVING A CONTRACT TO PURCHASE (2) SHELTERS FOR THE JON J. DUERR FOREST PRESERVE REDEVELOPMENT PROJECT

WHEREAS, the Forest Preserve District of Kane County, Kane County, Illinois, finds it necessary and desirable to purchase (2) open timber truss shelters from NuToys Leisure Products for the Jon J. Duerr Forest Preserve redevelopment project; and

WHEREAS, the District has secured an Open Space Land Acquisition and Development (OSLAD) grant from the Illinois Department of Natural Resources (IDNR) which pays up to $400,000.00 for the redevelopment; and

WHEREAS, the District's standard shelter is manufactured by Cedar Forest Products and NuToys Leisure Products is a the sole provider for Cedar Forest Products in Illinois; and

WHEREAS, NuToys has provided a quote for materials and delivery of both shelters of $144,188.00.

NOW, THEREFORE, BE IT RESOLVED that the Forest Preserve District Board of Commissioners of Kane County, Kane County, Illinois, that (2) Cedar Forest Product shelter be purchased from NuToys Leisure Products for the Jon J. Duerr Forest Preserve redevelopment project at a cost not to exceed One Hundred and Forty-four Thousand, One Hundred and Eighty-eight dollars ($144,188.00).

APPROVED AND PASSED on this 13th day of June 2023.

_____	_____
Christopher Kious	Myrna Molina
President, Kane Forest Preserve	Secretary, Kane Forest Preserve
Kane County, Illinois	Kane County, Illinois

AGENDA MEMORANDUM

DATE: May 19, 2023

TO: Forest Preserve District Planning & Utilization Committee

FROM: Jennifer Rooks-Lopez, Chief of Planning & Land Management

SUBJECT: Presentation and Approval of a Contract to purchase (2) shelters for the Jon J. Duerr Forest Preserve Redevelopment Project.

PURPOSE:

The purpose of this memorandum is to provide the Committee with information to consider the approval of a contract NuToys Leisure Products to purchase (2) shelters for the Jon J. Duerr Forest Preserve Redevelopment Project.

BACKGROUND:

The District was award an Open Space Land Acquisition and Development grant (OSLAD) for improvements to the Jon J. Duerr Forest Preserve. As part of this project, the District will replace the existing shelter and provide a second shelter at the preserve. The District's standard shelter designs are produced by the Cedar Forest Products Company, NuToys Leisure Products is the only authorized dealer for Cedar Forest in Illinois. Due to the twelve week, delivery time staff is recommending the order and purchase of the shelters prior to bidding and awarding the contract for construction to ensure they are delivered in October and can be installed this calendar year. The contract for construction will include the installation of both shelters.

FINANCIAL IMPACT:

Funds totaling $1,300,000.00 were budgeted in fiscal year 22/23 within Account #03-35-35-7050, project 31003 for engineering and construction. After awarding the contract for engineering services, sufficient funds totaling $1,184,000.00 are available for this expense and construction. The OSLAD grant will reimburse the District a maximum of $400,000.00 of the construction and engineering costs.

RECOMMENDATION:

Staff recommends the Committee approve the purchase contract with NuToys Leisure Products, LaGrange, Illinois, for $144,188.00 to purchase both shelters for the Jon J. Duerr Forest Preserve Redevelopment Project.

ATTACHMENTS:

Jon Duerr Location Map

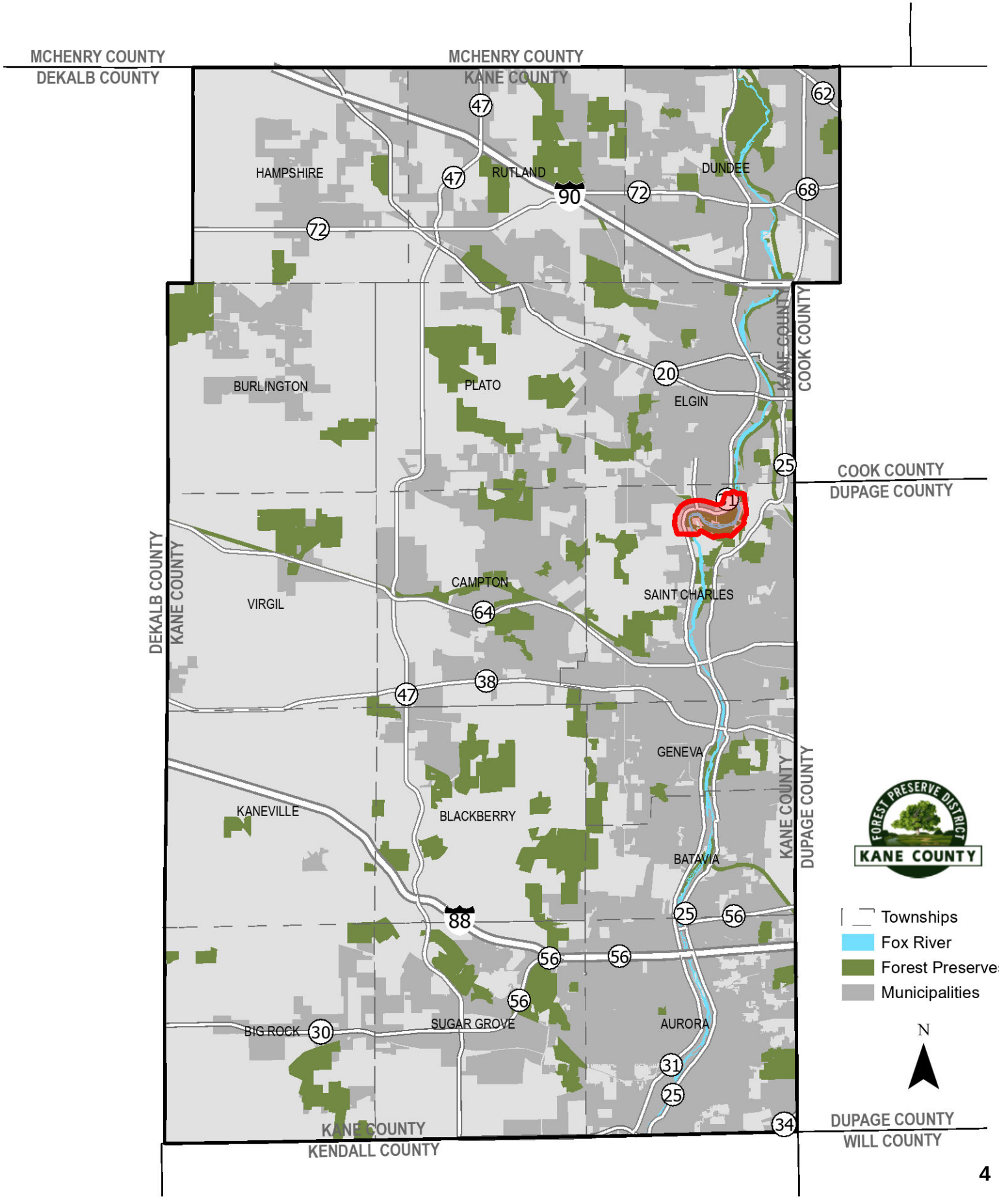
Proposed Jon Duerr Site Improvement Plan

Proposal for Cedar Forest shelters from NuToys Leisure Products

Jon J. Duerr F.P.

County Location Map

South Elgin, IL



Jon J. Duerr F.P. Boat, Bike & Botanical
Detailed Site Development Plan
2022 OSLAD Application – August 2021

1. Interpretive Area for Chimney Sweeps
2. Trailer Parking Lot
3. Boat Launch & Dock
4. Small Shelter
5. Parking Lot Reconfiguration
6. Restroom, Kiosk, Bike Rack & Water
7. Large Shelter & Grill
8. Trolley Station & Restroom (Existing)
9. Interpretive Area for Prairie Restoration

Existing Nature Trails (Mowed)
Riverbend Regional Bike Trail
Riverbend Trail Realignment
OSLAD Boundary

100 200 300 FEET

NORTH

QUOTE

Box 7075
Westchester, IL 60154
708-579-9055
708-579-0109 (fax)
1-800-526-6197

Quote To:

Forest Preserve District of Kane County
1996 S. Kirk Rd.,Suite 320
Geneva, IL 601347

Date: **5/9/2023**
Project: **Jon J Deurr Option 1**
Ship To: **Geneva, IL**

Lead Time in Weeks*	Terms	Expiration Date
14 - wood, 12 - steel	Net 30	45 Days

Quantity	Model Number	Description	Unit Price	Amount
1	OTT 2436-SG	Open Timber Truss Shelter 24' x 36' with 8' Eave Split Gable design, 4&6:12 Pitch		$52,722.00
Add Option(s):				
				$ -
1	MR	29 Gauge Metal Roof		$4,283.00
1	S	Steel Columns		$2,554.00

Price Includes:

- Roof pitch is 4&6:12, designed for a standard 30 PSF live load & 90 MPH wind speed
- Trusses are glulam SYP and are suited for roof loads
- Glulam Port Orford Cedar columns with metal base shoes & anchor bolts
- Zinc plated fasteners
- Roof decking shall consist of 2" x 6" nominal #1 SYP single T & G with a V-joint
- 2" x 8" cedar fascia
- 8' eave height
- 30-year architectural grade shingle package and roofing felt

Excludes: Unloading, storage or installation of material, clear coat or stain and gutters & downspouts, and floor drains.

Expiration: 45 Days

Quote Subtotal	$ 59,559.00
Freight Charges	$ 3,000.00
Quote Total	**$ 62,559.00**

*****Sales Tax Not Included, Exemption Form Must Be Provided*****

*Lead times are tentative dates that start from the time that approval drawings, color selection and any payment terms are met/received. They may vary throughout the year as they are determined by our workload.

QUOTE

Quote To:

Forest Preserve of Kane County
1996 S. Kirk Rd. Suite 320
Geneva, IL 60134

Date: **5/9/2023**
Project: **Jon J Deurr Option 2**
Ship To: **Geneva, IL**

Lead Time in Weeks*	Terms	Expiration Date
14 - wood, 12 - steel	Net 30	45 Days

Quantity	Model Number	Description	Unit Price	Amount
1	OTT 3650-SG	Open Timber Truss Shelter 36' x 50' with 8' Eave Split Gable design, 4&6:12 Pitch		$67,470.00

Add Option(s):

1	MR	29 Gauge Metal Roof	$7,594.00
1	S	Steel Columns	$3,565.00

Price Includes:

- Roof pitch is 4&6:12, designed for a standard 30 PSF live load & 90 MPH wind speed
- Trusses are glulam SYP and are suited for roof loads
- Glulam Port Orford Cedar columns with metal base shoes & anchor bolts
- Zinc plated fasteners
- Roof decking shall consist of 2" x 6" nominal #1 SYP single T & G with a V-joint
- 2" x 8" cedar fascia
- 8' eave height
- 30-year architectural grade shingle package and roofing felt

Excludes: Unloading, storage or installation of material, clear coat or stain and gutters & downspouts, and floor drains.

Expiration: 45 Days

Quote Subtotal	$	78,629.00
	$	
Freight Charges	$	3,000.00
Quote Total	**$**	**81,629.00**

*****Sales Tax Not Included, Exemption Form Must Be Provided*****

*Lead times are tentative dates that start from the time that approval drawings, color selection and any payment terms are met/received. They may vary throughout the year as they are determined by our workload.

STATE OF ILLINOIS)
SS.
COUNTY OF KANE)

FP RESOLUTION NO. TMP-23-734

RESOLUTION APPROVING A REQUEST TO SUBMIT AN IDNR ILLINOIS PARK AND RECREATIONAL FACILITY CONSTRUCTION (PARC) GRANT APPLICATION FOR THE DEVELOPMENT OF SETTLER'S HILL GOLF COURSE CLUBHOUSE

WHEREAS, the Forest Preserve District of Kane County, Kane County, Illinois desires to seek the aid of the Illinois Department of Natural Resources through funding from the Illinois Park and Recreational Facility Construction (PARC) grant to assist in funding for the development of the Settler's Hill Golf Course Clubhouse; and

WHEREAS, Settler's Hill Golf Course was updated in 2022 with the intention of creating a new Clubhouse, parking and cart storage at the location of returning nines; and

WHEREAS, the Commission prioritized the design and future construction of the new clubhouse, parking and cart storage and budgeted $150,000 for design and engineering services in the 2023/24 Fiscal Year Budget; and

WHEREAS, the PARC grant will provide up to 75% ($2,800,000 cap) reimbursement for those funds spent on projects, the IDNR has graciously consented to support the District in past efforts to provide recreational development and improvements for the Citizens of Kane County.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Forest Preserve District of Kane County, Kane County, Illinois, that the President be, and hereby is, authorized and approved to seek grants from the Illinois Department of Natural Resources (IDNR) for the assistance in the improvements and developments in the project listed above by applying for an Illinois Park and Recreational Facility Construction (PARC) grant for the Development of Settler's Hill Golf Course Clubhouse.

APPROVED AND PASSED on this 13th day of June 2023.

_____	_____
Christopher Kious	Myrna Molina
President, Kane Forest Preserve	Secretary, Kane Forest Preserve
Kane County, Illinois	Kane County, Illinois

AGENDA MEMORANDUM

DATE: May 25, 2023

TO: Forest Preserve District Planning and Utilization Committee

FROM: Jennifer Rooks-Lopez, Chief of Planning and Land Management

SUBJECT: Presentation and Approval of a Request to Submit an Illinois Department of Natural Resources (IDNR) Park & Recreation Facility Construction (PARC) Grant Application for the Development of Settlers Hill Golf Course Clubhouse

PURPOSE:
The purpose of this memorandum is to provide the Committee with information to consider applying for an Illinois Department of Natural Resources (IDNR) Park & Recreation Facility Construction (PARC) Grant Application for the Development of Settlers Hill Golf Course Clubhouse.

BACKGROUND:
Phase 1 of the Settlers Hill Golf Course renovation, which included improved irrigation, driving range and new layouts for all 18 holes was completed in 2022. Phase 2 includes the construction of a new clubhouse, parking and cart storage facility located near the new driving range in the northeast section of the course. The new clubhouse will be located at the point of returning 9's (holes 1, 9, 10 &18) allowing golfers ease access to snacks and restrooms facilities at the halfway point and end of their game.

Staff is requesting permission to apply for the IDNR PARC Grant to assist with funding the project. The grant will reimburse the District 75% of the design and construction costs up to a $2,800,000 cap. Engineering and architecture is budgeted this fiscal year for $150,000 which will conclude with a cost estimate for the project. Staff is recommending a maximum project amount of $2,800,000 at this time to maximize the grant, and until the cost estimate is complete.

FINANCIAL IMPACT:
Funds totaling $150,000 were budgeted in the 2023/24 fiscal year for the architecture/engineering phase of project. There is a grant application fee of $300.00.

RECOMMENDATION:
Staff recommends the Committee approve the request to apply for an IDNR PARC grant for the development of Settlers Hill Golf Course Clubhouse.

ATTACHMENTS:
Settlers Hill Golf Course Clubhouse 2021 Site Plans

DRIVING RANGE

748.6

748.6

747.6

748

746

746

746

744

746

EX ROAD

ub House
00 sf.

PR. 12wide PATH

FOR PATH, REMOVE EX. CULVERT HEADWALL AND INSTALL NEW CULVERT EXTENSION INTO POND

EX POND

G POND
E 735.0

EX POND

EX.DRAINAGE AGGREGATE SPILLWAY

EX. PUMP HOUSE

PR NEW ACCESS FOR PUMP HOUSE AND PARKING

PR WALK FROM PARKING TO PATH CONNECTING TO NORTH AREA

FOR PATH, REMOVE EX. CULVERT AND INSTALL NEW CULVERT TO CONVEY RODASIDE DITCH INTO POND

PR CULVERT EXTENSION FOR ACCESS AND WALK

24

20

20

24

PROPOSED 88 SPACE OVERFLOW PARKING LOT

216'-0"

18'-0"

124'-0"

EX ROAD

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FOREST PRESERVE DISTRICT KANE COUNTY

Overflow Parking and Path

SETTLER'S HILL GOLF COURSE

Forest Preserve District of Kane County

Settler's Hill

NORTH

GRAPHIC SCALE

20 0 10 20 40

1 INCH = 20 FEET

DATE: 10/22/2021

TEE#1

EX ROAD TO NORTH

CART PATH

PUTTING PRACTICE AREA

Future 12 spaces when Temp Trailer Removed

Temp. Double Trailer 1,440 sf.

92 standard spaces
5 ADA spaces
= 97 spaces
+ 12 Future spaces
= 109 spaces

HOLE #9

DRIVING RANGE

EX WM WEST ACCESS ROAD

EXST WM ACCESS ROAD

WALKING PATH

2 ADA SPACES

3 ADA SPACES

ONE WAY ENTRANCE

POTENTIAL LOCATION FOR
Cart Storage / Outing Shelter
2,200 sf.

POTENTIAL LOCATION FOR
Club House
5,000 sf.

SEMI ROUTE FOR WM WEST ACCESS

TEE#10

HOLE #18

EX POND

EX ROAD

EX POND

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Wight

FOREST PRESERVE DISTRICT KANE COUNTY

Settler's Hill

North Parking Option - Traffic / Layout Sheet

SETTLER'S HILL GOLF COURSE

Forest Preserve District of Kane County

GRAPHIC SCALE
20 0 10 20 40
1 INCH = 20 FEET

NORTH

DATE: 10/22/2021

TEE#1

EX ROAD TO NORTH

TEMP. WATER CONNECTION

CART PATH

APPROX. LOCATION OF 10" WATER MAIN FROM PRIOR MAINTENANCE BUILDING. TO BE LOCATED AND VERIFIED.

PUTTING PRACTICE AREA

HOLE #9

Temp. Double Trailer 1,440 sf.

TEMP. SANITARY CONNECTION

APPROX. LOCATION OF 36" STORM SEWER. TO BE LOCATED AND VERIFIED.

DRIVING RANGE

EX WM WEST ACCESS ROAD

EXST WM ACCESS ROAD

PR. SANITARY CONNECTION

Cart Storage / Outing Shelter 2,200 sf.

Club House 5,000 sf.

TEE#10

PR. WATER MAIN CONNECTION WITH FIRE HYDRANT

EX ROAD

APPROX. LOCATION OF 8" SANITARY FROM PRIOR MAINTENANCE BUILDING. TO BE LOCATED AND VERIFIED.

HOLE #18

EX POND

EX POND

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FOREST PRESERVE DISTRICT KANE COUNTY

Settler's Hill

North Parking Option - Utility Sheet

SETTLER'S HILL GOLF COURSE

Forest Preserve District of Kane County

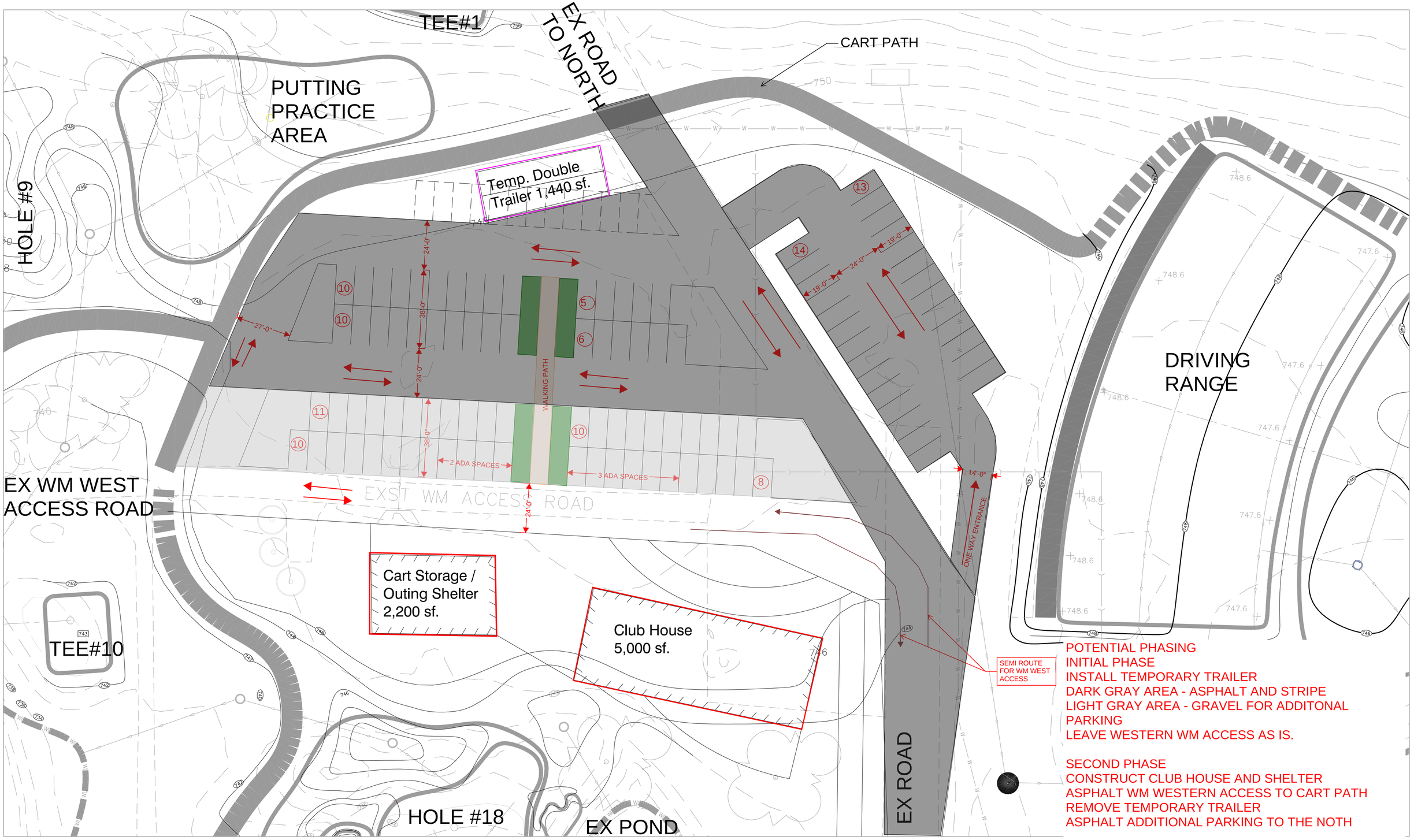
NORTH

GRAPHIC SCALE

20 0 10 20 40

1 INCH = 20 FEET

DATE: 10/22/2021



POTENTIAL PHASING
INITIAL PHASE
INSTALL TEMPORARY TRAILER
DARK GRAY AREA - ASPHALT AND STRIPE
LIGHT GRAY AREA - GRAVEL FOR ADDITONAL PARKING
LEAVE WESTERN WM ACCESS AS IS.

SECOND PHASE
CONSTRUCT CLUB HOUSE AND SHELTER
ASPHALT WM WESTERN ACCESS TO CART PATH
REMOVE TEMPORARY TRAILER
ASPHALT ADDITIONAL PARKING TO THE NOTH

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FOREST PRESERVE DISTRICT KANE COUNTY

Settler's Hill

North Parking Option - Phasing Potential

SETTLER'S HILL GOLF COURSE

Forest Preserve District of Kane County

NORTH

GRAPHIC SCALE
20 0 10 20 40
1 INCH = 20 FEET

DATE: 10/22/2021

STATE OF ILLINOIS)
SS.
COUNTY OF KANE)

REPORT NO. TMP-23-723

ESTABLISHMENT OF STRUCTURES SUBCOMMITTEE