



**LISLE PARK DISTRICT
JOURNAL OF PROCEEDINGS
SPECIAL MEETING
Tuesday, December 3, 2024
6:00 p.m.**

I. CALL TO ORDER AND ROLL CALL

President Wessel called the meeting to order at 6:00 p.m.

Director Garvy Called Roll:

Commissioners Present In-Person:

Dombroski

Tapella

Altpeter

Hummel

Wessel

Staff Present Included:

Director of Parks & Recreation Garvy

Superintendent of Finance Silver

Superintendent of Recreation & Marketing Pratscher

II. PUBLIC COMMENT

None

III. NEW BUSINESS

A. Indoor Recreation Space Feasibility Study Review of Proposals – discussion and possible action.

Director Garvy stated he provided the Board with the proposals received and deferred to the Board as it was the consensus that they as a committee of the whole would be the selection committee.

President Wessel reported he had reviewed all five and assumed the others did as well. Commissioner Altpeter said she narrowed it down to one that she said met the guidelines the Board has been talking about the whole time. President Wessel said he doesn't think they need to discuss all five proposals and asked if everyone wanted to report their preference. Commissioner Altpeter stated her preference was PROS Consulting, Commissioner Hummel said he had Hunden Partners. Commissioner Altpeter said they didn't include a survey, President Wessel agreed. Commissioner Altpeter said she didn't think they had enough relevant references, and President Wessel said it seemed like they were going to put a lot of work on staff when we want the consultant to do the work, and the survey wasn't going to be statistically valid, and they were going to have staff send it out. Commissioner Hummel said PROS didn't have an architect involved, to which Director Garvy reported they informed him that they do not need one for this study because they have done so many that they can produce renderings themselves based on the public feedback. He said it would be based on the gaps between what the park district has currently and what the community will say they want. He said he thinks it's a fair assumption to make that the gaps will be identified as courts and a walking track, and the questions will be how many, how big, how much, etc.

Commissioner Altpeter asked Commissioner Tapella if she has a preference. Commissioner Tapella replied that she did, and after comparing price, connection to our needs, and understanding and communicating what our needs were and everything we asked for in the proposal itself. She said she eliminated two right away and explained her rationale. She said it was between Hunden and PROS, but that PROS had no negative attributes in her opinion. She explained her rationale about Hunden's proposal and said PROS was at the top of her list.

Commissioner Dombroski said he liked PROS the best too and said that if Hunden would be expecting the park district to do some of the legwork on the survey he didn't like that. President Wessel said he thinks the statistically valid survey is important; Commissioner Dombroski agreed saying he thinks the survey is the most important component. Commissioner Tapella agreed, saying the whole purpose is to base decisions on the results of the survey. President Wessel said that was a deal breaker for him. Commissioner Altpeter said she would like to see this on the December 19 meeting agenda for approval.

President Wessel said his number one was PROS. Commissioner Hummel said his issue with PROS is they were involved in the Strategic Master Plan, and he would like to see a fresh set of eyes for this project. He said he had Hunden ranked as number one and acknowledged they didn't include the statistically valid survey. Commissioner Dombroski asked if PROS would use prior statistical information or would they define a new baseline. Director Garvy said they will establish a baseline, to which Commissioner Dombroski said he thinks that is important and the feedback received from the master plan was from such a small fractional amount of the taxpayers. Discussion ensued about the merits of a statistical valid survey and whether 350 surveys are representative of the entire community. Commissioners Altpeter, Tapella and President Wessel agreed that a statistically valid survey is done in a way that a small percentage of a population is representative of the entire population. Commissioner Dombroski said those few completing this sort of survey will be mostly those who want to see the park district grow and those who do not want the park district to grow and want to keep taxes low will not complete the survey. He said a door-to-door survey is probably the way to go rather than directing people to a website. President Wessel said they will be doing various things including a mailing, phone calls, and a website. Commissioner Dombroski said you can't base it on 1 percent and assume the other 99 percent are for or against and that's why it's not statistically valid and you can make statistics say what you want them to say, and you only have 350 opinions from a 31,000 population. President Wessel said that is not how math works, and Commissioner Altpeter said we're getting a little off point. She said she would like to see the board to move forward with this and doesn't think they need to interview. Commissioner Tapella asked Director Garvy for what staff would like to see.

Director Garvy said he thinks PROS' proposal is thorough and easy to understand and an interview is not necessary. He said the most important thing at this point is the kick-off meeting where there will be information exchanged. Director Garvy said staff is familiar with PROS as well as BerryDunn and Ballard King. President Wessel said four of them have PROS as number one and told Commissioner Hummel said he understood his hangups. Commissioner Tapella said at that first meeting they can even better define the scope and work through that. Director Garvy reported the PROS team assigned in the Strategic Master Plan is different from the team they assembled for the feasibility study. Director Garvy said he wanted to be clear in comparing the proposals between PROS and BerryDunn's, where BerryDunn's cost included a project specific website where PROS had that as a \$4,500 option. He said when that alternate is added to PROS cost, they are just a few hundred dollars apart. He said the master plan's specific website served that project well. Commissioner Hummel said he had BerryDunn as his number 2. Discussion ensued, culminating in President Wessel asking Director Garvy to negotiate with PROS. Director Garvy said he will see if there is any flexibility with the website cost from PROS.

Commissioner Dombroski asked Director Garvy if he thought the website was worth it, to which Director Garvy said the more opportunities we can give the public to find our information and interact the better. Commissioner Dombroski agreed, and asked if we can send out a mailer. Director Garvy reported we are planning on an annual newsletter in early February that will notify everybody of the project. He said this is important especially for those residents who are not following or participating in the park district. Commissioner Dombroski agreed. Commissioner Hummel asked if there was any concern that PROS isn't the lowest bid. Director Garvy said no and highlighted that every proposal received contained exceptions except for Racer and PROS, which included everything the district asked for.

Consensus was to add this to the December 19 meeting agenda under New Business rather than the consent agenda, considering the importance of the project.

IV. ADJOURN OPEN MEETING

Vice President Altpeter moved to adjourn the meeting. Commissioner Hummel seconded the motion.

Voice Vote:

Ayes: Hummel, Dombroski, Tapella Altpeter, Wessel

Nays: None

Absent: None

Motion Passed.

The meeting adjourned at 6:23 PM.