

Cary Park District  
Board of Commissioners  
**Parks & Recreation Operations Committee Meeting**  
October 9, 2008  
Cary Community Center  
255 Briargate Road  
Cary, IL

**Minutes**

Committee Members Present: Harvey, Hill, Stanko,  
Commissioners Present: Krueger, Renner  
Staff Present: Cherveney, Jones, Glenn, Raica, Mayer, Nesler, Hughes

Commissioner Harvey called the meeting to order at 7:03pm.

The minutes of the September 11, 2008 Parks & Recreation Operations Committee meeting were presented for approval.

Motion by Hill; second by Harvey. All voting aye. Minutes accepted.

There were no matters from the Commissioners, staff, or public.

A discussion took place regarding the Community Center remodel. The discussion centered around the architectural services contract.

The proposal was made to approve a contract for services which involved only the building and not the parking lot. It was felt that the parking lot could be dealt with separately without need of professional intervention since the Park District has managed parking lot installations/redesigns before.

Renner commented that Lamp, Inc. could provide the bidding documents for the parking lot and eliminate the need to involve PHN.

There was much discussion regarding the statement that the total Construction Cost (inclusive of CM fees and contingencies) was originally identified as \$1,300,000 per the proposed Program and Budget for the building.

Jones stated that the work "inclusive" would be stricken from the total percentage of the estimated cost. The percentage being charged would be 9.7%. Krueger questioned this amount, indicating that it was at the high end of what may be charged a park district. He also questioned the additional charges for mileage and other reimbursables.

Renner explained that this rate was not unusual in the field of park district construction. Renner also suggested that the Board review the AIA contract document prior to the meeting. Cherveney and Jones indicated that it would be sent out separately upon receipt of final document.

***The Committee recommended Board approval of PHN Architects (Wheaton, IL) to complete Design Development, Construction Documents, Bidding and Negotiation and Construction Administration services on the Community Center remodeling/renovation project.***

In a second motion, the fee and the presentation of the contract were addressed. The Committee also suggested that Construction Administration services be provided on an hourly, not-to-exceed basis.

There was discussion of renegotiating other items, namely mileage and large document copying

***The Committee recommended the approval of a contract in the amount not to exceed \$106,500 between PHN Architects and the Park District for PHN Architects to provide professional services pending attorney review and approval, then brought back to the Board for consideration.***

Motion by Stanko; second by Hill. All voting aye.

There was no need for closed session.

Motion to adjourn by Harvey; second by Stanko. Meeting adjourned at 7:36pm.