

## Committee of the Whole April 23, 2018





### **AGENDA**

- Review of Proposed Public Facility Projects
  - New Ravinia Fire Station
  - Highland Park Public Library Expansion
    - Parking Lot Study
    - 466 Laurel Demolition
  - Senior Services Relocation
  - Youth Center Relocation
- Review of Key Capital Projects (10-yr CIP)
  - Youth Center Relocation
  - New Ravinia Fire Station
- Next Steps -Council Considerations



### RAVINIA FIRE BUILDING STATION # 32



- 1929 Construction
- Houses Only One Engine
- In 1966- 127 Calls
- In 2016- 1425 Calls



### **RAVINIA FIRE STATION**

- Council Approved New Building
  - Jan 3, 2018 COTW
- Included in Current 5-yr CIP
- Scheduled For Construction in 2022 or Sooner
- Cost Estimate \$7.5 Million
- New Building Public Process Development



### HIGHLAND PARK PUBLIC LIBRARY





## LIBRARY EXPANSION COST ESTIMATES

NEW PARKING LOT
SITE UTILITIES & MECHANICALS
LIBRARY BUILDING RENOVATION
LIBRARY BUILDING ADDITION

\$1,000,000

\$1,000,000

\$3,500,000

\$10,500,00

TOTAL

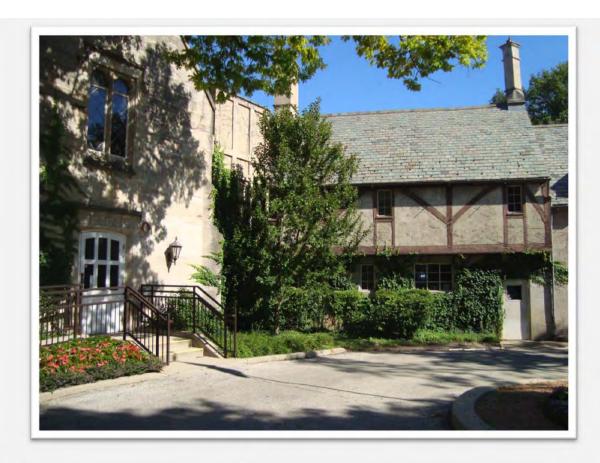
\$14,000,000



### **SENIOR SERVICES**

54 Laurel Avenue Built in 1928 9,500 s.f.

- 4 offices
- 4 activity rooms
- Kitchen
- Loan closet



Plus, other community locations are used for programming

# SENIOR SERVICES RELOCATION TO HPCC COST ESTIMATES – OPTION A

SITE & PARKING IMPROVEMENTS \$1
EXISTING BUILDING UPGRADES \$1
BUILDING RENOVATION \$5
BUILDING ADDITIONS \$3

\$1,000,000 \$1,500,000 \$5,000,000 \$3,000,000

TOTAL

10,500,000

- Separate ADA Entrance
- Interior Building Improvements
- New Parking Area
- Expanded Senior Services Programs
- No Funding Allocated in 5-yr CIP





# SENIOR SERVICES RELOCATION TO HPCC COST ESTIMATES – OPTION B

SITE & PARKING IMPROVEMENTS \$1,000,000 EXISTING BUILDING UPGRADES \$1,500,000 BUILDING RENOVATION \$5,000,000

- Interior Building Improvements
- New Parking Area
- Expanded Senior Services Programs
- Funding Availability in 5-yr CIP





# YOUTH CENTER (FIREHOUSE)

1830 Green Bay Road Year 1940 6,100 s.f.

- 2 offices
- 3 activity rooms
- Conference room
- Kitchen



# LIBRARY EXPANSION PROJECT (INCL. YOUTH SERVICES RELOCATION) COST ESTIMATES

NEW PARKING LOT LIBRARY BUILDING RENOVATION LIBRARY BUILDING ADDITION \$1,000,000

\$3,500,000

\$8,500,000

TOTAL

\$14,000,000



### NEW PUBLIC FACILITY PROJECTS COST ESTIMATES

New Ravinia Fire Station

\$7.5 Million

Senior Services Relocation (HPCC) \$10.5 Million

Library Expansion

\$13 Million

Library Additional Parking Lot

\$1 Million

466 Laurel Demolition

\$100,000

**Sub Total (Est.)** 

\$32 Million





### 10-YR CIP\*\* <u>KEY</u> PROJECTS LIST COST ESTIMATES

Clavey Rd Reconstruction\*

\$8.5 Million

Lincoln PI Reconstruction

\$0.5 Million

Green Bay Rd Reconstruction\*

\$9.5 Million

Sheridan Rd Sidewalk

\$2 Million

Park Ave West Bridge Replacement\*

\$2.5 Million

Salt Dome Replacement

\$0.8 Million

\* Grant Funded

\*\* Not Inclusive List





### 10-YR CIP\*\* <u>KEY</u> PROJECTS LIST COST ESTIMATES

Central Ave Bridge Replacement\*

\$1.5 Million

St Johns Ave Reconstruction

\$2 Million

Water Plant Membranes Replacement

\$2 Million

Water Plant 54-in Intake Pipe Improv

\$1 Million

FEMA Buy-Out Program\*

\$2 Million

\* Grant Funded

\*\* Not Inclusive List





## **EXISTING FACILITIES UPKEEP**10-YR CIP COST ESTIMATES

HPCC Improvements

\$1.3 Million

- Roof Replacement
- Mechanical Equipment Upgrade
- Lighting Improvements
- Elevator Maintenance Repairs
- 20-yr Improvement Costs \$3.3 Million
- IGA with Park District



## EXISTING SENIOR CENTER OPERTIONS & LIMITATIONS

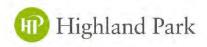
- 908 Members
- More Than 900 Classes, Events, and Services Annually
- Historic Landmarked Building
- IDNR Covenants
- Accessibility (ADA) Challenges
- No Onsite Parking Availability
- Multi-Level Facility, Narrow Openings
- No Large or Flexible Program Spaces
- Lack of Storage Space
- On Going Operational Challenges
- Escalation of Maintenance and Operating Costs
- 20-yr Capital Costs \$2.4 Million





### LIBRARY PROPOSED IMPROVEMENTS

- Interim Operational Upgrades \$1 Million
  - Dedicated Story Time
  - More Community Gathering Locations
  - Consolidate Film and Music Selection
  - Flexible Program Space (Middle School Activities)
  - Additional Space Created in Lower Level
  - Brenner Room Quiet Reading/Work Space
- Do Not Include Archive Space Needs
- Library Expansion Cost \$14 Million



#### **COUNCIL CONSIDERATIONS**

- New Ravinia Fire Station in 5-yr CIP
  - Prioritized and Approved
- Prioritization of Public Facility
  - Senior Center Relocation/HPCC Renovation
    - Option A \$10.5M with Building Addition \*
    - Option B \$7M with No Building Addition
  - Library Expansion Project Funding
    - Interim Upgrades Option \$1M
    - Long-Term Expansion Option \$14M \*
  - Library Parking Study
  - 466 Laurel Demolition
  - \* If funded, 10-yr CIP Key Projects Revised





### **COUNCIL CONSIDERATIONS**

- Prioritization of Public Facility (Cont.d)
  - Youth Center Relocation (in 2019)
  - Facility Upkeep Infrastructure Costs
    - HPCC Improvements
      - Park District Partnership
    - Senior Center On Going Maintenance







# Questions? www.cityhpil.com



