



# Flagg Rochelle

COMMUNITY PARK DISTRICT

## **What about community members that can't afford the memberships?**

- Rochelle Park District presently offers a financial assistance program, ENGAGE to any resident in need and will continue to offer those services. The District would be looking to host special events that are free to the public as well as low daily drop in fees for the facility.

## **Have climbing walls been considered?**

- Added features to enhance the experiences in the center are always being researched.

## **Is there a cap on how many members can join the facility?**

- The facility is designed for the ever-changing needs of the community and growth. We are not in the business of making money, but the quality of life business. The increased number of members is directly related to the potential for the District to lower membership fees.

## **What happens to Teen Town or Park Office?**

- Teen Town is to be determined, the office is not foreseen to have a future use for the District as we are making efforts to be centralized.

## **Resident Discount Fees vs Non-Residents Fees**

- The preliminary estimates of membership fees have been designed in such a way that the resident discount correlates to tax increases.

## **Cardio equipment vs free weights in the fitness center**

- A good mixture
  - Meant to be a family community center to fit the needs of the masses.
  - Life skills training/orientation class for youth before they have access to the fitness center for a better understanding of the facility, machines, correct lifting techniques, safe practices, etc.

## **Helms South location is the definitive location of the facility?**

- Yes! In 2004, Helms South property was purchased with this vision. Due to this location having been the home of RTHS the utility/sewer access as well as preliminary parking lot is in place and will be a cost savings during construction.

## **Earliest that ground breaking could occur?**

- There's a good amount of design work still to complete, but in a perfect world construction starts in time to enclose the building so that work can progress throughout the winter of 2019. The project is projected to take 12 months to complete.



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## **You pay for the field house, you pay for the fitness center, you pay for the pool. Those membership fees could really be up there, right?**

- The memberships would allow for an all-inclusive member to have access to the entire facility as well as potentially other aspect of the park system (Spring Lake Pool/Golf Course). The fee structure is estimated to be at a range of \$15 for the limited access participation to \$65 for an individual to have full access.

## **Any thoughts to having racquetball courts?**

- Research has been done to show that racquetball is trending downwards.

## **What are the building hours?**

- Tentatively, the estimated hours of the facility would be 6 am – 9 pm Monday through Saturday and Sunday from 10 am – 6 pm. This will be determined after traffic usage is available.

## **Would the High School be able to use it for track practice?**

- Yes, we are open to all users! A striped surfacing for track is not in the plan, however there are still opportunities to practice for aspects of the sport in the 60,000 ft<sup>2</sup> of wide-open space. In a perfect world, this could be a second facility for the HS, so that more practices could occur from 3-5 pm and our children could be home for a family dinner more often than not.

## **The roadway between Walgreens and the facility, could that be utilized or the green space off 251 next to Walgreens?**

- There is a deed restriction stating the roadway will not allow access to it. The lot in front is owned by LFI, zoned B2 and is marketed for other businesses. LFI is not local and haven't been working to market that sale of the property, potential to stay vacant for a while. There are covenants in place that is will be required to be an attractive business next to Walgreens, that the Community Center wouldn't mind being the neighbor to.

## **Are armed security guards factored into the budget?**

- No, but there will be a surveillance system in place to monitor the facility. The front desk is also designed to be in a location with clear sight into the field house as well as down the hallway and into the lobby.

## **Do you feel that there will be a parking issue on certain days?**

- You never build a parking lot for your biggest event, because you need to be able to afford/maintain it every other day. The proposed parking lot is approximately 200 parking stalls that is similar to the Blackhawk Center, OHS & Football parking space. Yes, there will be days when we have parking along 8<sup>th</sup> Street ~ might remind you of a basketball game from the old RTHS days. The parking lot is presenting designed to handle 80-90% of the District events/programs.



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## **What will be the surfacing inside the facility?**

- One of the cost benefits to the turf is that there is not concrete under it. Compacted aggregate lime will be beneath the indoor turf; there are many types of indoor turf materials and that has not been finalized at this time. The hard-court surface will be a product of Mondo flooring not a hardwood floor, due to the multipurpose and flexibility of usage.

## **What's the size of the biggest entrance?**

- A garage door potentially 10-12' tall to provide access into the facility for large equipment during exhibits or bleachers, etc.

## **What is the length of the competitive pool? Why wouldn't you build the pool for the possibility to host competitions in the future?**

- That pool will be 25 yards in length.
- The design of the aquatic center is in the early stages and we plan to do more research into our options. The current design was derived from 1) site space 2) access through the facility 3) minimize square footage/cost.

## **What is the budget for furniture and fixtures?**

- There is the line item in the budget for FFE (furniture, fixtures and equipment), so it is included into the 14 million dollars.

## **Is the facility going to be built to withstand a tornado?**

- This facility will be built with qualified architects and engineers. The District opted to build a precast structure to build a long-term low maintenance facility.