



Flagg Rochelle

COMMUNITY PARK DISTRICT

Is there a difference in operational cost from 1 pool to 2? And do they run off the same mechanics (filters, pumps, etc.)?

- As we started researching the aquatic center, we found that we could build & operate two pools (a therapy pool and a recreation pool) for very close to the same cost. Both pools will have their own systems and in turn will allow each pool to be regulated at a different temperature. This will provide multiple programming opportunities to occur simultaneously with a more enjoyable participation experience. (warmer for our swimming lessons and seniors & cooler for our lap pool and more high intensity workouts)

Your slideshow says the binding part of the vote in April is for the financing not the project. Does that mean the Community Center is a ‘done deal’ and you’re just looking for how to pay for it? I thought the petitions going around were asking if we even *wanted* the community center. What I’m hearing you say is that this facility is GOING to be built regardless of the referendum vote.

- When using the term ‘binding referendum’ people often refer to the project as whole – thinking that if it’s binding and voted down there would be no project, but in reality, ‘binding’ only refers to the financing option not that project.
- The approved financing method of Alternate Revenue Bonds had a mandatory petition period, which was to allow the Flagg-Rochelle Park District residents the opportunity to request that financing method be placed on a ballot in March of 2020.

You talked about Sycamore’s tax rates and other places East of Rochelle. How do you propose a town half the size of some of those places pay for this facility *after* it’s built? (operations, maintenance)

- We went to nearly 20 facilities in the area – including Geneseo, Princeton, etc. who also have successful facilities that are maintained by their membership fees.

I’m looking forward to the aquatic area and walking in the therapy pool. Will there be rails for me to hang on to get into the pool?

- Yes, absolutely. We’re still looking into more options for our aquatic center, but there will be 2 different ways to enter the therapy pool – one possibility is large platforms for a more gradual entry rather than the typical ladder.

Do you have an operational budget put together?

- After touring 20+ facilities, we’ve put together a budget estimate (including operational costs) in our slideshow.



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Can you explain the difference in the budgets from year 3 to 4? You're in the red \$6,000 for one and \$50,000 the next?

- We project years 3-4 will be time frame when warranties expire, equipment repairs increase, so we budgeted \$50,000 for capital expenses to account for that.

Looking at your dressing rooms, one feature I really appreciate at other facilities is a family dressing room rather than a public one. Do you have anything like that?

- We will offer 2 individual, family dressing rooms in addition to our fieldhouse locker rooms and aquatic locker rooms.

What are the surfaces of the 2 large areas in the fieldhouse?

- One side will be a non-pellet turf flooring perfect for indoor soccer, baseball, golf, walking, etc. and the other will be a multi-purpose flooring (Mondo) to allow for the most flexibility of programming.

Is the turf surface easy to keep clean? Other facilities that you've toured have turf, how do they handle the maintenance of it?

- Cleaning turf is actually quite easy. If there is surface soil, we will simply vacuum the turf like you would any carpet. This will lift away the soil and will not harm the fibers of the turf.

Are there plans for additional parking down the line?

- At this time, we have 2 parking lots in place and plan to utilize them both (one at the north end and one at the south) approximately 200 stalls.

What is the division between the turf and the other floor? Is there a wall or curtain?

- There is a divider curtain that can be dropped down to separate the space. We wanted to allow for as much open space as possible. Drop downs will allow flexibility in our programming without permanent structures to divide areas.

What is drop-down netting?

- The divider curtains have a bottom portion approximately 6 feet is a thicker vinyl material and the top portion is mesh to allow for air-flow through the space.

Is it possible for the therapy pool to start at zero depth and gradually get deeper to help kids to enter slowly?

- Initially the aquatic center was going to be done at a later date. Because of this, the design is in the early stages and we plan to do more research into our options. If space allows, we'd love to incorporate a zero-depth entry. The current design was derived from 1) site space 2) access through the facility 3) minimal square footage.



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Do you anticipate any new jobs from this facility?

- We'll definitely need more hands! We'll certainly have to increase staffing in some areas with year-round lifeguarding positions and custodial/maintenance.

25 yards of the pool – is that enough length?

- We've worked with our Aquatic Director, Marianne Swanson, and USA Swimming regulations to ensure there is plenty of pool space to make it competition-worthy.

How deep is the therapy pool?

- Depth and spatial design are not finalized, but we expect around 3-5 feet.

Would the pool section of the Community Center also be available 24/7?

- 24/7 would apply to the fitness center only. For safety purposes, we would not be able to have the pool open and unstaffed 24/7.

Would the hard surfacing in the fieldhouse be able to be outfitted for tennis?

- Yes, the multi-purpose flooring would allow for a variety of activities and sports, such as, tennis, pickleball, volleyball, basketball, etc.

Do you have any area(s) set aside for spectators?

- We have plenty of space in-between courts and have moveable bleachers that can seat around 200 people. There would also be windows from the concession area into the fieldhouse, so those grabbing a snack wouldn't miss out on the action inside.

How close are the two pools?

- Again, the design phase has not been finalized, but there will need to be a minimum requirement of 6ft. for walkthrough space.

Are the two separate pools better than one, big pool?

- 2 pools will allow to better serve the community with our anticipated programming needs. 2 pools will allow for a cost savings on the expense to fuel/heat a large area of water. 2 pools will also allow for a more enjoyable experience during programs: swim team could practice at the same time as swim lessons and our new swimmers would not have to battle against the waves created by the competitive swimmers.

Will noise level in the pool be an issue?

- There are sound barriers that will be positioned in the center to assist with this. Recreation is noisy, but not overwhelming.

If this passes on the April ballot, when will construction start and how long will it take?

- Construction would likely begin in the summer of 2019 and will take approximately 10-12 months.



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How many tournaments do you think you'd hold in a given month?

- Special events/tournaments/leagues can be scheduled based off our budget and at this time we have 1-2 events/month within each area. Our priority is to provide space to our members and community, but if there is a need for more programming to meet our bottom line, we can adjust accordingly.

What about the classes that meet at the Marina and Teen Town? Will they go to the Community Center? What happens to those buildings?

- We would love to see all of our programming held under one roof. There are many families now who have to drop off kids at multiple locations for different activities. Having all programming under 1 roof would provide parents the opportunity to drop the kids at dance or pee wee soccer and fit in a workout/program for themselves too.
- As for the buildings currently owned by the district, we anticipate being able to continue using those facilities as rental space for the community, but nothing has been determined as of yet.

Is the plan to keep Spring Lake Pool open?

- YES! The Park Board invested nearly \$500,000 into Spring Lake Pool prior to the summer of 2018 and we've just been awarded an OSLAD Grant of over \$300,000 for additional improvements over the next 2 years. We love Spring Lake Pool!

I've heard comments lately about how Rochelle has plenty of gyms and, because of that, this facility is unnecessary. Can you speak to that?

- There is a real need of gym space in Rochelle. The most recent Master Plan for the Park District specifically stated that programming and activities cannot increase until our programming space does.
- We utilize all 5 elementary schools to their max every day of the week. Between school programs, park district programs, and our sports affiliates, we have kids practicing until 8 or 9 at night. The additional gym space would allow more practices/programs to happen simultaneously and have them complete at a decent hour.

Would having your own facility and gym space be more cost effective than the agreement the Park District currently has with the Elementary Schools?

- Absolutely! The Park District and D231 have an intergovernmental agreement where the Park District mows certain facilities in exchange for gym space. Mowing is very costly and the gym space begins later in the evening after the school's programs have completed – again leaving practices to end at 8 or 9pm.

Have you heard when the hearing on the petitions will be finished?

- March 7th is the next hearing date when the County Electoral Board will determine how many signatures were valid and filed according to State Law.



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Has there been any conversation about a year-round swim team or the high school possibly having a swim team?

- There are currently high school swimmers in Rochelle who participate in a co-op either in Byron, Oregon, or DeKalb, so we know there's a desire. It's something we envision being able to offer, yes. We also hope to be able to offer Master Swimming Programs!

Could the pools be split into separate rooms?

- We wouldn't want to split them due to then the additional cost of equipment that would go along with that; housing the pools in one area would be most cost effective.

The area that you've said would be open 24/7, you're talking about having to walk around the entire building from the parking lot to get to it?

- There will be an additional entrance near the south parking lot for members to utilize during non-building hours.

On days when Junior Tackle plays, will there be enough parking?

- In the past, there wouldn't have been much more parking for RTHS football games. There are approximately 5 home RJT games per year, so the Park District will be conscience of those dates to not schedule big events at the Community Center.
- In the future, there's possibilities of redesign/developing Helms North property to be more efficiently laid out and potentially could have space there for additional parking.

What makes this site better than the North side of the Helms Complex across the street?

- Because this location was once home to RTHS, there are already water and sewer access and some established parking that will be a cost savings for the project.