

General Offices 1899 West Winchester Road Libertyville, Illinois 60048 847-367-6640 • Fax: 847-367-6649 www.LCFPD.org

Agenda Item# 10.2

DATE:

May 24, 2021

MEMO TO:

Jessica Vealitzek, Chair Operations Committee

Julie Simpson, Chair Finance Committee

Terry Wilke, Chair Planning Committee

FROM:

Alex Ty Kovach

Executive Director

RECOMMENDATION: Recommend Approval of an Ordinance Approving the 10-year Capital Improvement Plan (CIP) for the 2022 fiscal year budget and amending the Budget and CIP for the 2021 fiscal year.

STRATEGIC DIRECTIONS SUPPORTED: Public Access and Connections; Conservation; Leadership; Organizational Sustainability; Communication, Education and Outreach.

FINANCIAL DATA: As noted in Background (below) and on attached spreadsheet.

BACKGROUND: As part of the annual budget process, staff is requesting that all three Committees, at the May 24th Joint Committee meeting, review, provide comments on and recommend approval of the 10-year CIP for fiscal year 2022 and the list of potential unfunded capital improvement projects. Under the District's budget process, the Board approves an updated 10-year CIP, prior to its review and approval of the District's overall budget. In addition, to take advantage of the current grant cycle, staff recommends that the Budget and CIP for fiscal year 2021 be amended to include funding for the Ryerson Education Improvements in the current fiscal year.

The staff-recommended adjustments to the 2022 CIP (compared to the 2021 CIP) fall into two categories: 1) adjustments to existing funded projects on the CIP, and 2) new projects recommended to be funded or added to the CIP.

Adjustments to existing funded projects on the CIP are as follows. Reductions in CIP amounts are in parentheses, and increases in CIP amounts are identified with a "+" sign:

1) Ethel's Woods-Public Access Improvements - (\$110,971). This project, required as part of a land acquisition grant from the Open Lands Trust Fund, included a new 20-car parking lot, a one-mile trail and four scenic overlooks. This project was completed in October 2019 and the budget can be reduced because of favorable bid pricing and good construction management. This change will not impact annual operating costs.

- 2) Rollins Savanna-Gurnee Trail Connection (\$40,659). The District partnered with the Village of Gurnee to provide a needed trail connection linking the existing Village bike path and several large residential areas to Rollins Savanna Forest Preserve and the Millennium Trail. This project was completed in June 2020 and the budget can be reduced because of favorable bid pricing and good project management. This change will not impact annual operating costs.
- 3) Waukegan Savanna-Dog Exercise Area (\$24,432). This project, part of the phase I improvements of the Waukegan Savanna Master Plan, fulfilled a need for an off-leash dog area in the northeast part of the County. The project was a result of extensive research and public participation. This new area addresses many of the challenges experienced with the District's other dog areas and boasts fully accessible entrances and concrete walkways to all of the key elements. This project was completed in September 2019 and the budget can be reduced because of favorable bid pricing and good project management. This change will not impact annual operating costs.
- 4) Millennium Trail-Grass Lake Road Tunnel (\$20,716). In 2013, the District entered into an Intergovernmental Agreement with the Village of Lindenhurst, Lake Villa Township and Lindenhurst Park District to complete a pedestrian and bicycle underpass and trail connection under Grass Lake Road to safely link Oak Ridge Park and residential areas to McDonald Woods Forest Preserve. This improvement was completed in August 2015 and recently closed out by IDOT identifying a budget surplus. The project budget can be reduced and closed. This change will not impact annual operating costs.
- 5) <u>Buffalo Creek-MWRD Reservoir Expansion (\$87,309)</u>. In 2016, the District entered into an Intergovernmental Agreement with the Metropolitan Water Reclamation District of Greater Chicago allowing for the expansion of the existing reservoir and completion of the District's planned public access improvements. The improvements included the completion of a ¾-mile trail loop including four bridges, rerouting 1/2-mile of existing trail out of flood prone areas, replacement of two existing bridges and a 29 car expansion of the existing parking lot. The project was completed in 2019 and the budget can be reduced and closed. This change will not impact annual operating costs.
- 6) <u>Lakewood Master Plan-Phase I +\$436,079</u>. In January, 2020, the Board approved a comprehensive Master Plan for Lakewood Forest Preserve that identified significant improvements to the trails, picnic areas, roads, parking, utilities and other site work that will help to lower the long term operating costs of the Preserve. The Board approved a budget and authorized implementation of Phase I of the Master Plan improvements. The budget included funding from IDNR's Open Space Land Acquisition (OSLAD) grant program. Because of the State of Illinois budget cuts, IDNR has suspended the OSLAD program for the immediate future. Additional funding is needed to replace the OSLAD funding source and complete the Phase I improvements within the Board-approved budget. This change will not impact annual operating costs.
- 7) <u>Lakewood-Grounds Maintenance Building Replacement +\$1,000,000</u>. In January, 2020, the Board approved a comprehensive Master Plan for Lakewood Forest Preserve that identified significant improvements that will help to lower the long term operating costs of the Preserve, including the construction of a new grounds maintenance facility. The project is currently funded at \$2,404,400 in the 2021 CIP. After further refinement of the building design and a more accurate cost projection, additional funding is needed. It is anticipated that the new grounds

- maintenance facility will achieve net-zero energy performance providing a pathway of energy efficient design for future District infrastructure initiatives.
- 8) <u>Special Future Land Acquisition Funds +\$300,000</u>. Additional funding for land acquisition opportunities of strategic importance. This new funding will be added to the existing CIP item under the Ongoing Capital Improvements category
- 9) <u>Future Grant Matching Funds +\$55,000</u>. Additional funding is needed to serve as a local share match should future grant opportunities surface for potential capital improvement projects and land acquisition opportunities. This new funding will be added to the existing CIP item under the Ongoing Capital Improvements category.

Project recommended to be funded or added to the 2022 CIP:

1) Adlai E. Stevenson Home Site-Master Plan - +\$100,000. The District acquired the 40-acre Adlai E. Stevenson II estate through a donation from the Edison Dick family in 1974. In 2014, the Stevenson Home was designated a National Historic Landmark and the estate was designated an Illinois Historic Site and listed on the National Register of Historic Places. Currently, the former Adlai E. Stevenson Home and associated buildings are over 80 years old and have reached a point where a decision is needed on whether to continue to operate the site as is or to explore alternative opportunities for memorializing Adlai E. Stevenson II and his contribution to the State of Illinois and the country. Additional funding is needed to prepare a preliminary master plan that will identify a full range of ideas and opportunities for the future use of the former estate.

As stated above, staff also recommends that the Budget and CIP for fiscal year 2021 be amended:

1) Ryerson Education Improvements - +\$2,000,000. Edward L. Ryerson Conservation Area has been a center of environmental education programming and public engagement for the District since the area became a forest preserve in 1972. Many of the existing educational programming structures are nearing the end of their useful life and are not compliant with current accessibility codes for new construction. In 2020, the Preservation Foundation secured a private donation in the amount of \$200,000.00 to fund the development of a master plan for a portion of Ryerson focusing on environmental education needs. As the planning process concludes, and to take advantage of grant and donation opportunities that may develop, it has become apparent that additional funding is needed to serve as District matching dollars for seeking grants. Staff had originally anticipated needing \$2,000,000 in FY2022 for this match. In order to take advantage of the current grant cycle, it is recommended that the FY2021 Budget and CIP be amended to include this funding in the current fiscal year. The \$2,000,000 matching funds will be drawn from the Special Projects and Easements Fund in the amount of \$1,414,000 and from the Capital Facilities Improvement Fund in the amount of \$586,000. It is anticipated that the new environmental education facility will achieve net-zero or net-positive energy performance, setting the example for energy efficient design within the region and for future District infrastructure projects.

REVIEW BY OTHERS: Chief Operations Officer, Director of Finance, Director of Planning and Land Preservation, Director of Natural Resources, Corporate Counsel.

STATE OF ILLINOIS)
) SS
COUNTY OF LAKE)

BOARD OF COMMISSIONERS LAKE COUNTY FOREST PRESERVE DISTRICT REGULAR JUNE MEETING JUNE 8, 2021

MISTER PRESIDENT AND MEMBERS OF THE BOARD OF COMMISSIONERS:

Your **OPERATIONS COMMITTEE**, **PLANNING COMMITTEE** and **FINANCE COMMITTEE** present herewith "An Ordinance Approving the 10-Year Capital Improvement Plan for the 2022 Fiscal Year Budget and Amending the Budget and Capital Improvement Plan for Fiscal Year 2021," and request its approval.

Year Budget and Amerequest its approval.	ending the Budget and Capital Improvemen
OPERATIONS CO	MMITTEE:
Date: 5/24/2021	Roll Call Vote: Ayes: 4 Nays: 3
	☐ Voice Vote Majority Ayes; Nays:
FINANCE COMMI	TTEE:
Date: 5/24/2021	Roll Call Vote: Ayes: 4 Nays: 1
100	Voice Vote Majority Ayes; Nays:
PLANNING COMM	ИТТЕЕ:
Date: 5/24/2021	Roll Call Vote: Ayes: 5 Nays: 1
	Voice Vote Majority Ayes; Nays:

LAKE COUNTY FOREST PRESERVE DISTRICT LAKE COUNTY, ILLINOIS

AN ORDINANCE APPROVING THE 10-YEAR CAPITAL IMPROVEMENT PLAN FOR THE 2022 FISCAL YEAR BUDGET AND AMENDING THE BUDGET AND CAPITAL IMPROVEMENT PLAN FOR FISCAL YEAR 2021

WHEREAS, pursuant to the Rules of Order and Operational Procedures of the Lake County Forest Preserve District (the "District"), the District's Finance Committee is responsible for recommending budget and appropriations ordinances to the District's Board of Commissioners; and

WHEREAS, the District's Standing Committees have reviewed and recommends approval of the prioritized 10-Year Capital Improvement Plan attached hereto (the "2022 CIP"), which includes a list of capital improvement projects (the "CIP Projects"); and

WHEREAS, the CIP Projects meet the criteria for public access and connections, conservation, leadership, organizational sustainability, communication, education and outreach; and

WHEREAS, the 2022 CIP will provide an important and useful planning guide for the preparation and approval of the District's annual budget ordinance;

WHEREAS, on June 9, 2020, the District's Board of Commissioners ("Board"), by resolution, approved the District's 10-Year Capital Improvement Plan for the 2021 Fiscal Year Budget (the "2021 CIP") and on October 13, 2020, the Board, by ordinance, approved the District's 2021 Fiscal Year Budget, incorporating the 2021 CIP (the "2021 Budget"); and

WHEREAS, it is in the best interest of the District to amend the 2021 Budget and the 2021 CIP to authorize, in fiscal year 2021, the expenditure of an amount not to exceed \$2,000,000.00 for continued development of a master plan for, and to provide matching funds for potential grants for, Edward L. Ryerson Conservation Area Education Improvements; and

NOW, THEREFORE, BE IT ORDAINED by the Board of Commissioners of the Lake County Forest Preserve District, Lake County, Illinois **THAT**:

<u>Section 1:</u> <u>Recitals.</u> The recitals set forth above are incorporated as a part of this Ordinance by this reference.

Section 2: Approval of 2022 CIP. The 2022 CIP is hereby approved in the form attached hereto. The Board of Commissioners, Standing Committees, and staff shall use the 2022 CIP as a planning guide for the preparation and approval of the District's annual budget ordinance.

Section 3: Amendment of 2021 CIP. The CIP is hereby amended by: (i) at page 206 of the 2021 Budget, amending the project line under "Public Access/Misc. Projects" called "E.L. Ryerson Education Classroom" to read "Ryerson Education Improvements" (ii) at page 206 of the 2021 Budget, adding \$2,000,000.00 to the same project line under the column titled "Other Funds", (iii) at page 208 of the 2021 Budget, adding \$2,00,000.00 to the "General & Other Fund" line item, under the section titled "Source of Funds," in the column titled "New Funding 2021" and (iv) at page 208 of the 2021 Budget, adding \$2,000,000.00 to the same project line under the column titled "New Funding 2021". The

Executive Director or his designee is hereby authorized and directed to make any further amendments to the 2021 CIP necessary or appropriate to reflect the amendment provided for in this Section 3.

<u>Section 4:</u> <u>Amendment of 2021 Budget.</u> The Executive Director or his designee is hereby authorized and directed to make any further amendments to the 2021 Budget necessary or appropriate to reflect the amendment provided for in Section 3 of this Ordinance.

Section 5: Effective Date. This Ordinance shall be in full force and effect from and after its passage and approval in the manner provided by law.

PASSED this day of	, 2021
AYES:	
NAYS:	
APPROVED this day of	, 2021
N.	8
	Angelo D. Kyle, President Lake County Forest Preserve District
ATTEST:	
Julie Gragnani, Secretary Lake County Forest Preserve District	
Exhibit No	

Lake County Forest Preserve District Ten- Year Capital Improvement Plan

						Ten Year Fund	ing Requireme	ent										
	DRAFT		Grant/Donation/				FY 2022											Total
Project		ESTIMATED	Inter Gov/	Budget	Estimated	Carry	New	Budget	FY	Current								
No.		Project Total	Endowment/Funding	2021	2021	Forward	Funding	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	Funding
	Source of Funds					\$5,404,381	\$929,000	\$6,333,381	\$810,000	\$200,732	\$137,732	\$137,732	\$317,663	\$750,732	\$301,273	\$401,148	\$803,497	
	Development Levy Funds Development Bond Funds	-	THE RESERVE			4,790,863.16	9323,000	4,790,863	0	0	0	0	40.11,000	V . 55, 52	V,	******	¥,	
	Limited Bonds	1 1	AND THE RESERVE					0	0		0	0						
	Interest Income on Bond Funds General & Other Funds		Charles 1 30			6,577,336	0 1,489,407	8,066,743	0 612,180	1,050,000	1,143,000	1,174,800	1,400,000	1,060,000	1,555,000	903,000	551,090	
	IDOT Easement / Tree Fees					0,577,550	0	0,000,740	0	0	0	0	',''	.,,	.,,			
	Preservation Foundation & Donations	100					0	0	0	0	0	0				600,000	600,000	
	Grants					60,000	0	60,000	0	0	0	0						
60004	Ongoing Capital Improvements Habitat Restoration			686,730	686,730		400,000	400,000	400,000	400,000	400.000	400,000	400,000	436,365	436,365	436,365	436,365	\$4,145,46
	Preserve Tree Planting (includes IDOT funding)PLP		910,000	257,246	20,716	236,530	75,000	311,530	62,163	81,513	50,000	50,000	50,000	54,545	54,545	54,545	54,545	\$823,38
60008	District-wide Reforestation NR			209,308	209,308	5364	100,000	100,000	100,000	100,000	100,000	100,000	100,000	109,090	109,090 669,113	109,090 709,260	109,090 751,815	\$1,036,36 \$7,867,44
60009 60022	Repair Existing Roads/Parking			2,368,715 1,375,689	450,000 400,689	1,918,715 975,000	500,000 350,000	2,418,715 1,325,000	500,000 350,000	500,000 350,000	530,000 357,000	561,800 364,140	595,508 371,423	631,238 378,851	386,428	394,157	402,040	\$4,679,03
	Facility and Infrastructure Improvements District-wide Accessibility Improvements			170,072	170,072	373,000	100,000	100,000	100,000	200,732	200,732	200,732	200,732	200,732	200,732	200,732	200,732	\$1,805,85
	Future Grant Matching Funds			275,000	25,000	250,000	55,000	305,000	(4)	140	30	1.00						\$305,00
	Special Future Land Acquisition Funds			120,000 5,462,759	1,962,515	120,000 3,500,245	300,000 1,880,000	420,000 5,380,245	1,512,163	1,632,245	1,637,732	1,676,672	1,717,663	1,810,822	1,856,273	1,904,148	1.954.587	\$420,00
	Sub-Total Public Access/Misc. Projects			5,462,759	1,902,515	3,500,245	1,000,000	J,J0U,Z45	1,012,103	1,002,240	1,001,102	1,0,0,072	1,7 17,000	1,010,022	1,000,270	1,004,140	1,001,007	
	Adlai E. Stevenson Home Site - Master Plan	TBD		9	~	- 4	100,000	100,000	343	(9.1	30	983	100					\$100,000
	Buffalo Creek - LCDOT Mitigation Bank Trail	\$1,300,000	1,060,727	15,000	9	15,000		15,000	91	· *C		180	<u>.</u>					\$15,000
	Buffalo Creek - MWRD Reservoir Expansion	3,500,000	3,500,000	122,309	35,000	190,000	365	180,000	545 V3V	200	(a)).	180	365					\$180,000
	Duck Farm Dog Exercise Area Accessibility Duck Farm Munn Road Access	220,000 100,000		220,000 120,226	40,000 120,226	180,000		100,000		30								\$100,000
	Ethel's Woods - Public Access	4,379,000		110,972		-	c#5			35	-	1.50						\$0
	Fort Sheridan Preserve	2,949,668	A STATE OF THE STATE OF	109,726	20,000	89,726	>±c	89,726		-								\$89,72
	Grassy Lake Improvements (Hurd property)	3,025,000 20,000	179,000	173,786 20,000	173,786	20.000	300	20,000	-									\$20,000
64301	Heron Creek - IL Route 22 Connection Lake County Destination	20,000 TBD		20,000		20,000		20,000		20	22/							\$
61020	Lakewood Forest Preserve	4,264,950		3,977,881	750,000	3,227,881	436,079	3,663,960		5.			2					\$3,663,960
61011	Lakewood-Grounds Maint, Building Replacement	2,525,000	The Designation of	2,404,400	2,404,400	:≆:	1,000,000	1,000,000	31	25.5	35		3.00					\$1,000,000
61010	Lakewood - Tree Planting	500,000	500,000	280,000 159,642	100,000 129,642	180,000 30,000	34,620	214,620 30,000	3	(A) (4)	201	~	100					\$214,620 \$30,000
63010 61101	Lyons Woods Trail Connection Middlefork Savanna Trail Connection	3,000,000 2,800,000	2,257,815 2,058,196	269,858	269,858	30,000		30,000	30	(4)	-							\$0
63923	Millennium Trail - Ethel's Woods to Pine Dunes	TBD		646,873	382,234	264,639	700,000	964,639	3	2	527	TE:	1.00					\$964,639
65503	Millennium Trail - McDonalds Woods to RTE 45	TBD		98,637	75,270	23,367	223	23,367	100									\$23,367
	Millennium Trail - Rte 45 Tunnel and Trail	4,300,000	* 3,864,024	1,395,273	800,000	595,273	- *	595,273		198	3	7.5						\$595,273 \$6
	North-Central Preserve Connections Ray Lake Trail Connection	TBD 300,000		5	*	36	275,000	275,000	3/	-		*						\$275,000
	Rollins Savanna - Gurnee Trail Connection	520,000		40,659	8		761	2	144	(4)	***	360	100					\$0
	Ryerson Education Improvements	3,200,000	* 3,200,000	5,178,000	678,000	4,500,000	3	4,500,000	9	529	920	1/2:						\$4,500,000 \$0
	Ryerson - Welcome Center Solar Photovillaic	100,000	* 100,000 263,700	115,483 13,577	115,483 13,577	38	382	*	5- 5 //		(2)							\$(
	Spring Bluff Wildlife Observation Area Waukegan Savanna - Dog Exercise Area	600,000 2,150,000	263,700	24,432	13,511		186	F		20	200	150	3.57					\$0
54616	~			15,496,733	6,107,476	9,125,886	2,545,699	11,671,585	SV	Fa)			12		-			
	Sub-Total		1.24 -X -x -	15,496,733	6,107,476	9,125,000	2,545,699	11,071,363										
62404	Habitat Restoration Projects Buffalo Creek Mitigation - Wright Woods	\$400,000	400,000	167,395	167,395				i i i	8	\$	75	220					S
	Cahokia Flatwoods - Preserving Oak Ecosystems	\$260,000	400,000	60,000	60,000		383	5	80	*	0.50	15.						\$0
	Cuba Marsh Habitat Restoration	650,000		70,043	70,043			8	30	285		**						\$0
	Dutch Gap ACOE 206 Restoration	15,000,000	10,000,000	50,000	25,000	25,000	- 040	25,000	· ·	38.5	201		7.65					\$25,000 \$143,290
	Ethel's Woods - N. Mill Creek Restoration Fort Sheridan - USACE GLFER Restoration	6,842,438 7,430,000	1,000,000 4,830,000	215,889 171,058	72,593	143,296 171,058	10	143,296 171,058		227	3.00	(e)						\$171,05
63709	Fourth Lake - Hepatica Restoration	76,000	76,000	12,623	345	171,000		-			20	12	121					\$0
60620	Grant Woods - Long Lake Shore Stabilization	TBD		350,134	7,500	342,634	283	342,634					9					\$342,634
	Grant Woods Restoration	970,413	970,413	275,907	175,907	100,000		100,000		C#.5		1,000	22)	\$100,000
	Grant Woods - Creating Ecological and Climate Resiliency Grassy Lake Improvements	350,135 55,000	350,135 0	329,745 55,000	329,745 55,000	120		23		20		(+)						\$(
	Greenbelt Restoration	248,168		200,000	140,000	60,000		60,000	120	Sa)			32					\$60,000
61012	Lakewood - Smooth Green Snake Reintroduction	50,744		9,128	9,128			*	35.	(5)	.00	15						\$0
61005	Lakewood Habitat Restoration - Schreiber Bog	900,000		17,401	600 155	450,000		450,000	•									\$150,000
	Middlefork - Buckthorn Pilot Project Oak Woodland and Ecological Complexes	3,250,000 TBD	507,498	459,155	309,155	150,000		150,000					7.63					\$150,000
	Old School - Phase II Restoration	TBD		14,158	9		028	201	1 144			187	14					\$6
	Prairie Wolf - Mitigation Project	500,000	500,000	252,242	252,242	(3)	1,25	5 1			150	121	(2)					\$ \$ \$
56055	Ray Lake - Cuneo Phase 1 Restoration	163,847	85,000	3	*	(2)	10.00	8	: :::		- SE	15						\$
	Singing Hills/Kettle Grove Restoration	475,000	475,000	16,424 100,339	16,424 100,339		- (6)		-			- 5	-					\$
	Southern DPR Preserve Habitat Restoration Spring Bluff - Connecting Wetlands	3,000,000 610,000	* 1,000,000	85,000	85,000	V 38		2				160	196					\$
	Southern DPR - Woodland Amphibian Reintroduction	125,000	1,555,500	30,243	30,243	18	- 12		(a)) ×	€:						\$0
	Sub-Total			2,941,883	1,906,058	991,987	761	991,987	- 31				(*)	×				
	Odb 1 stat					13,618,118	4,425,699	18,043,817	1,512,163	1,632,245		1,676,672	1,717,663	1,810,822		1,904,148		