

Mandan Park District

Special Meeting

Board Minutes

September 25, 2015

The Board of Park Commissioners duly met in special session on Friday, August 28, 2015 at Park District Administrative offices. Those present were Park Board President Jason Arenz, Park Commissioners Ann McPherson, Wanda Knoll, Accounting Manager Heide Delorme and Director Cole Higlin. Absent: Commissioner's Kevin Allan and Chad Hatzenbuhler.

President Arenz called the meeting to order at 7:00am CDT. President Arenz reminded Commissioners that is a special meeting and limit discussion to the items on the agenda.

Item A/B: Director Higlin presented the site plan and schematic design to update the Commissioners on the Building Committee progress. The goal of JLG Archritectural Firm is to have a final presentation of the schematic design by Oct. 8, 2015. In order to meet that dealing, Director Higlin mention a few items that need to be revised in the site plan

1. The base bid of parking stalls to be 350 parking stalls instead of the proposed 275 parking stalls.
2. The player's entrance needs to be address the flow of participants into the facility along with vehicle/bus access so they do not have to go through main concourse.
3. The receiving entrance behind the bleachers needs to be removed and relocated. If we push bleachers to the back of the ice arena, we now have one whole side closed off for storage underneath grandstands. That would mean that all we need to do is close off the north end and south end of bleachers.
4. Practice rink: we need to provide enough space for future bleachers or portables to be adequately installed in the future. We will not list any seating for the practice rink; portable bleachers will be address outside the scope of the project. We only need adequate space between boards and back wall.

a. Thursday meeting was the first time we all heard about a dirt floor in practice rink. When did this come into discussions? I realize there is a lot of revision from last week meetings, but the sand rink was quietly brought up with minimal discussion. I prefer a concrete floor in both rinks.

Item C: Director Higlin presented the JLG amendment to the current contract for the Sports Complex. The purpose of increasing the construction budget dollar amount by \$800,000 is to allow for the Mandan Hockey Club contribution of their \$500,000 and \$300,000 from the Park District general fund for a new north maintenance building. By increasing the construction dollar amount it will allow us to utilize the \$500,000 from the Hockey Club as part of the project construction. This payment will happen April 1, 2016. The additional \$500,000 contribution from the hockey club won't happen until April 1, 2017. The Mandan Hockey Club still needs to present to the Park Board for approval on how they plan

on selling sponsorships in the new facility. The \$300,000 from Park District for north maintenance building would be a 30 x 50 shop for north Mandan park properties and the Sports Complex.

FISCAL IMPACT:	5.5% JLG fees:	\$1,111,000
	2.5% NWC fees:	\$ 505,000
	Total Fees:	\$1,616,000
	Soft Fees:	\$ 200,000
		\$1,816,000
	Contingency:	\$784,000
Actual Construction dollars available:		\$20,200,000
	GRAND TOTAL:	\$22,800,000

Motion by Commissioner Knoll to approve the amended JLG contract. Seconded by Commissioner McPherson; upon roll motion, motion passes 3-0.

In addition to the JLG contract, Director Higlin requested for approval the KLJ proposed cost estimate to survey the recently purchased property which includes the traffic study. Motion by Commissioner McPherson and seconded by Commissioner Knoll; upon roll call vote, motion passes 3-0.

Item D: Accounting Manager Heide Delorme updated the board on the new revenue and expenditure line items in the general fund accounting ledger. Currently we have received the \$1.25 million rental fee from Mandan Public Schools. We have received an invoice in the amount of \$100,000 for design fee from JLG which is reimbursable from the sales tax collections.

Item E: Accounting Manger Delorme updated the board on the recent meeting with Mike Manstrum and the City of Mandan staff in regards to the financing. It was recommended that the bond counsel prepare a RFQ for financial agencies to submit their proposal. We will bring back to the Park Commissioners for final approval once the RFQ are completed.

Commissioner McPherson motioned to adjourn, seconded by Commissioner Knoll at 8:00am CDT. Motion passes.