

**City of Shaker Heights
City Council Meeting
August 2, 2022**

Thornton Park Facilities Report

Presented by: Alex Nichols, Recreation Director

Park Overview

- Swimming Pool
- Ice Rink
- Tennis Courts
- Playground
- Sand Volleyball Court
- Basketball Court
- Skate Park
- Gaga Pit
- Two Parking Lots



Existing Conditions – Park Overview

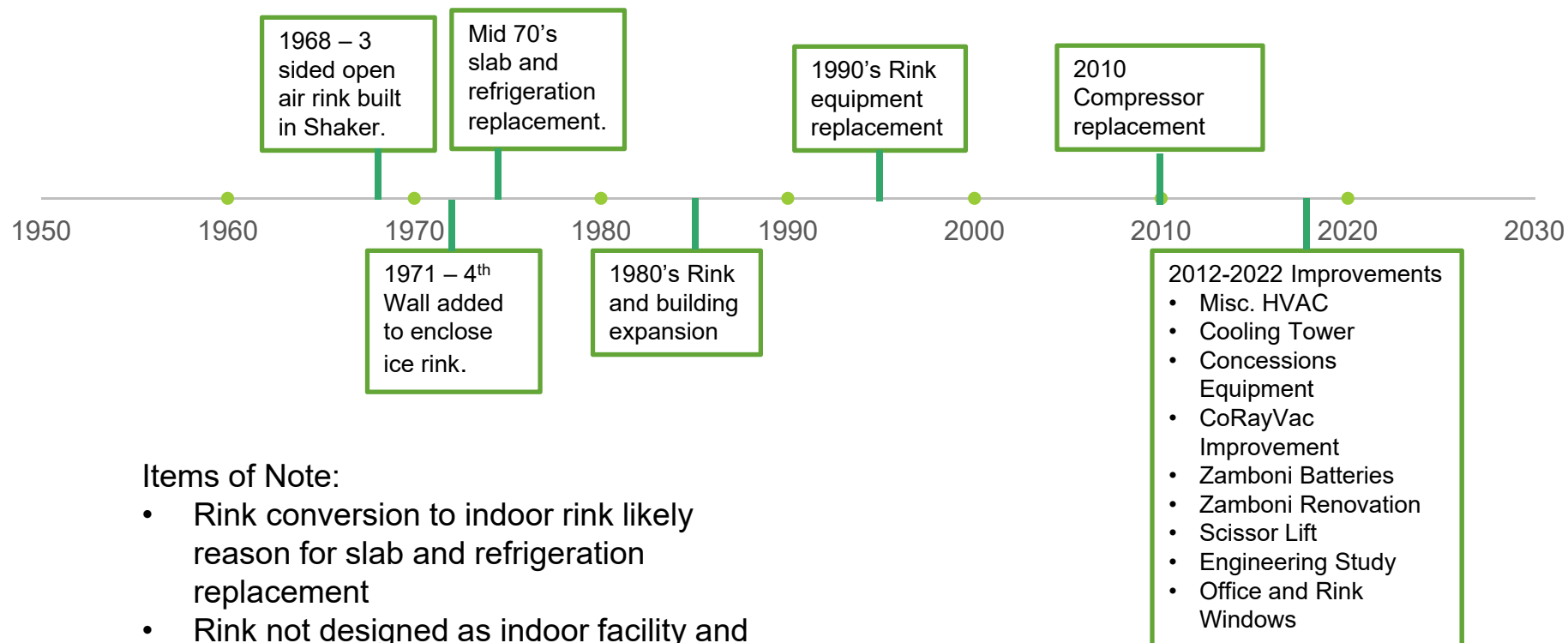
Projected Improvements in the next 10 years

Park Facility	Projected Year
Pool	23-'33
Ice Rink	23-'33
Tennis Court Replacement	2024
Basketball Court Replacement	2025
Walking Path	2027
Skate Park Rehabilitation	2028

Ice Rink Historical Data

- Built in 1968
- Estimated 10 years left of useful life (Tec Inc. 2018 Report)
- 185' x 85' Rink Size
- Renovations and Improvements
- 3 sided rink enclosed in 1971 – not designed as a closed air facility originally – Slab and refrigeration piping replaced in 1970s due to problems likely related to enclosing the rink
- Not designed for energy efficiency as an open air rink
- Rink Building expansion in late 80s to include new pool/rink locker rooms, administrative offices, concession, and community room
- Biggest improvement since opening in 1968 was compressor replacement in 2010
- 1990s improvements – dasher board replacement, low emissivity ceiling, dehumidifier

Rink Building Timeline



Items of Note:

- Rink conversion to indoor rink likely reason for slab and refrigeration replacement
- Rink not designed as indoor facility and is less efficient with the conversion
- Rink is 185' x 85' and regulation size is 200' x 85'

Existing Conditions – Ice Rink

Recreation Department Projected Improvements in the next 10 years

Improvement Type	Ice Arena	Estimated Cost	Projected Project Year
Replacement	Ice Edger	\$ 8,000.00	2023
Rehab	Warrensville Parking Lot Entrance	\$ 50,000.00	2023
Replacement	New Sound System (2005)	\$ 25,000.00	2024
Replacement	Manual Skate Sharpener (1980)	\$ 15,000.00	2024
Rehab	Warrensville Parking Lot Resurfacing	\$ 375,000.00	2024
Rehab	Slab & Arena Renovation (1972)	\$ 5,000,000.00	2025
Replacement	Bleachers (1990)	\$ 200,000.00	2025
Replacement	CoRaVac Heater	\$ 100,000.00	2025
Replacement	Low Emissivity Ceiling (1990)	\$ 65,000.00	2025
Rehab	Exterior Building Painting	\$ 25,000.00	2025
Rehab	Interior Painting of Arena	\$ 15,000.00	2025
Rehab	Interior Rink Beam Painting	\$ 20,000.00	2025
Replacement	Sound Insulation (2005)	\$ 5,000.00	2025
Rehab	Reflective Roof Coating	\$ 50,000.00	2025
Replacement	Rubber Floor Replacement (1999)	\$ 150,000.00	2025
Replacement	Automatic Skate Sharpener (2015)	\$ 15,000.00	2030
Rehab	Farnsleigh Parking Lot and Drive	\$ 200,000.00	2030
	Total	\$ 6,318,000.00	

Existing Conditions – Ice Rink

Tec Inc. Reported Improvements in the next 10 years

Improvement Type	Probable Rink Improvement Items	Tec Inc. Probable Cost
Replacement	Replace Fire Alarm	\$ 165,000.00
Rehab	Add Toilet Fixtures	\$ 8,500.00
Rehab	Tamper Resistant Receptacles	\$ 1,200.00
New	Sprinkler Ice Rink	\$ 95,000.00
Rehab	Curb Ramp Construction and Handicap Parking	\$ 1,500.00
New	Reinforce Zamboni Storage Room Roof	\$ 8,000.00
Rehab	Control Joint Replacement	\$ 4,800.00
Rehab	Pavement Repair (10% surface area)	\$ 63,000.00
Rehab	Pavement Seal Coat (100%)	\$ 6,000.00
Rehab	Tree Removal and Replacement	\$ 50,000.00
Replacement	Rubberized Perimeter Floor	\$ 30,000.00
Replacement	Replace Dehumidification Unit	\$ 125,000.00
New	Add Overflow to Roof	\$ 3,000.00
Rehab	Fix Detached Downspout	\$ 200.00
Replacement	Replace Backflow Preventer Valve	\$ 2,200.00
Replacement	Cooling Tower Replacement	\$ 42,855.00
Replacement	Rink Floor Renovation	\$ 650,000.00
Rehab	Repair Insulation Ducts on Roof	\$ 4,500.00
New	Janitor's Closet Exhaust	\$ 2,000.00
New	Lobby Temperature Zoning	\$ 6,000.00
New	Locker Room Fans	\$ 6,000.00
New	Add Booster Pump for Water Pressure	\$ 4,800.00
New	Add Toilet Fixtures	\$ 8,500.00
New	Led Lighting	\$ 15,000.00
	Total Repair Costs	\$ 1,303,055.00

Tec Inc. improvements are based upon their assessment and highlighted items match the projected Recreation Capital list. Other items are recommendations for improvement.

Swimming Pool Historical Information

- Built in 1961
- **Renovations in 2008**
- 50 meter lap and 25 yard lap pool
- Diving well included in original pool
- 1980s renovation included bathhouse demolition in conjunction with rink improvements

2008 Renovations Included:

- New lazy river
- Replacement tot pool
- Replacement pool gutters
- New sprayground
- New pool liner
- New water filtration systems
- Parking Lot improvements

Existing Conditions – Swimming Pool

Recreation Department Projected Improvements in the next 10 years

Improvement Type	Pool	Estimated Cost	Projected Project Year
Replacement	Liner (2008)	\$ 450,000.00	2023
Replacement	Tables and Amenities (2000-2005)	\$ 25,000.00	2025
Replacement	Pumps and Motors (2008)	\$ 300,000.00	2026
Replacement	Picnic Area Shade Structure and Concrete Slab	\$ 150,000.00	2027
Replacement	Lane Lines (2019)	\$ 20,000.00	2027
Replacement	Shade Structures (2002)	\$ 25,000.00	2029
Replacement	Filter Elements	\$ 30,000.00	2030
New	Tot Pool ADA Compliance	\$ 50,000.00	2033
	Total	\$ 1,050,000.00	

Thornton Recreation Programming

Program	Facility	Avg. Participation	Season
Learn to Skate	Rink	600	Year Round
Learn to Swim	Pool	150	Summer
Private Swim Lessons	Pool	75	Summer
Youth Hockey	Rink	140	Fall, Winter
Spring Hockey Clinics	Rink	60-80	Spring
Adult Hockey	Rink	100-200	Year Round
Club Figure Skating	Rink	120	Year Round
Tennis Camp	Tennis Court	175	Summer
Volleyball Camp	Volleyball Court	20	Summer
Basketball Camp	Basketball Court	50	Summer
Ice Show	Rink	50	Spring

Pass Sales	Facility	Avg. Participation	Season
Rink Passes	Rink	350	Year Round
Pool Passes	Pool	2500	Summer
Daily Pool Visitors	Pool	7000-9000	Summer
Public Skate Visitors	Rink	3000-5000	Year Round

Adult programs take place often on weekday evenings after 6 pm
 Senior adult programs take place weekdays between 10 am and 4 pm

Rink Building Statistics:

- Over 90,000 building visits to date for 2022
- Average 14,000 visits per month
- June has over 18,000 visits
- Slowest month had over 10,000 visits
- High School use of rink not included in statistics

Facility Deficiencies



Rink Needs:

- Regulation sized rink
- Locker rooms to accommodate multi-gender hockey teams
- Family/Unisex Restroom or Changing Room
- Program/Party Room
- Warm-up space for athletes
- Rain-out camper program space
- Limited indoor equipment storage

Pool Needs:

- Handicap accessible tot-pool or zero depth entry to pool
- Pool locker rooms
- Family/Unisex Changing Room
- Self-contained pool with concessions and locker rooms
- Redesigned pool entry to control access
- Guard Station in low pool visibility location
- Limited indoor equipment storage



Thornton Park Amenities Overview

- Tennis Courts – 1968 and last rehab in 1990’s
- Skate Park – built in 2008
- Basketball Court – built in 2008
- Volleyball Court – built in 2008
- Walking Path – built 2008

Park Facility	Estimated Repair Costs	Projected Year
Tennis Court Replacement	\$ 450,000.00	2024
Basketball Court Replacement	\$ 250,000.00	2025
Walking Path	\$ 30,000.00	2027
Skate Park Rehabilitation	\$ 20,000.00	2028
Total Cost	\$ 750,000.00	

Questions