



River Forest Park District

Keystone Project Questions and Answers

The Keystone tennis courts are scheduled to be rebuilt in the fall of 2022. The condition of the existing tennis courts will no longer allow asphalt overlay and the courts must be removed and rebuilt. The Board agreed that if the courts are to be rebuilt; the site should be reviewed to maximize recreation opportunities. The plan should make efforts to reduce the non-permeable surfacing, chain-link fencing, and light noise.

Question: Is there a reduction in concrete and asphalt surface area with the proposed Keystone Project?

Answer: The proposed Keystone Project will see a 9.1% decrease in concrete and asphalt surface area.

The current concrete & asphalt surface area in the project is:

- Existing surface area of the 5 asphalt tennis courts: 32,004 SF
 - Existing surface area of the asphalt hitting area north of the tennis wall: 960 SF
 - Existing surface area of the concrete batting cages: 3,944 SF
 - Existing surface area of the concrete sidewalks: 5,345 SF
- Total: 42,253 SF

The proposed concrete & asphalt surface area in the project is:

- Proposed 5 asphalt tennis courts: 31,097 SF
 - Proposed basketball hoop area: 1,891 SF
 - Proposed concrete batting cage area: 2,010 SF
 - Proposed concrete sidewalk & miscellaneous: 3,335 SF
- Total: 38,333 SF

Question: Is there a reduction in the chain link fencing with the proposed Keystone Project?

Answer: The proposed Keystone Project will see a 38% decrease in chain link fence.

The current chain link fence SF in the project is:

- Tennis courts: 10,320 SF
 - Batting cages: 6,818 SF
- Total: 17,138 SF

The proposed chain link fence SF in the project is:

- Tennis courts: 7,560 SF
 - Basketball hoop area: 960 SF
 - Batting cages: 2,112 SF
- Total: 10,632 SF

Question: Are platform tennis courts going to be built?

Answer: No. The proposed Keystone Project does not include construction of the 5th/6th platform tennis courts; however, there is space available on the site as a future project. If the Park District proposes the construction of the 5th/6th platform tennis courts, this would be a separate Planned Development Review application that would require separate public hearings and approval from the Village Board.

Question: Will the tennis court continue to be lit?

Answer: As the configuration of the tennis courts have changed, a new tennis court light system will be installed. The current eight light poles (39' on the north/south, 50' in the middle) with metal halide lights will be replaced with four 50' light poles with LED lights on the north 4 tennis courts, and a single 50' light pole with LED lights on the single tennis court. The new light system will provide uniform lighting across the tennis courts while providing 0.0 light spill within 25' of the tennis courts. A photometric of the tennis court light spill is available on the River Forest Park District website.

The Board solicited public feedback on this item at a March 21, 2022 Public Meeting. The Minutes to this meeting are available on the River Forest Park District website. The Park District wishes to reduce the impact of lights to our neighbors as much as possible.

Question: What is the proposed tennis court fence height?

Answer: The tennis court fence height will be reduced from 10' to 8'. The Washington Square tennis courts constructed 3 years ago have an 8' fence height. The reason for decreasing the fence height is to improve aesthetics for the park and 10' fences are more susceptible than 8' fences to wind damage. The 8' fence height is recommended by our tennis court engineer and it's allowed in the new 2021 Tennis Court and Construction Manual that is co-authored by the USTA and ASBA.

Question: What is the distance between tennis courts or the tennis courts and the fence?

Answer: The distance between tennis courts or the tennis courts and the fence will increase from 9' to 10'.

Question: Will the tennis hitting wall remain?

Answer: Two new hitting walls will be relocated to the east fence of the south tennis court. The current plastic material on the hitting wall will be recycled for the new hitting walls.

Question: Will pickle ball courts be included in the project?

Answer: Each tennis court will be dual lined for tennis or pickle ball.

Questions: Will a basketball area be included in the project?

Answer: A fenced basketball hoops area will be located between the south tennis court and Central Avenue. The 2 basketball hoops will include a free throw box with a high school 3-point line. The basketball hoops will be used for Park District programs and will be open to the public. The fence will be the same 8' high black chain-link fence as the tennis courts. The fence will address any issues with the basketball hoops area being too close to or basketball bouncing onto Central Avenue.

Question: Will the basketball hoop area be lit?

Answer: Yes, 2-30' poles with a single fixture on each pole will be located at the west and west side of the basketball hoop area.

The Board solicited public feedback on this item at an April 11, 2022 Public Meeting. The Minutes to this meeting are available on the River Forest Park District website. The Park District wishes to reduce the impact of lights to our neighbors as much as possible.

Question: Why are the 4 lighted batting cages being split as 2 cages between 2 sites?

Answer: The proposed Keystone Project is locating 2 lighted batting cages west of the Keystone Center on Central Avenue, centrally located between the 2 ball fields. These 2 cages will be 60' long and available for hitting and pitching practice. The second set of cages will be nets only, located on a grass area east of the synthetic infield. The need for 4 batting cages outside the RFYBS season is unnecessary, so this plan establishes two of the batting cages as temporary units to meet the needs of the RFYBS season and then opens up park space for the remainder of the year. The second set of cages will only be up April-June to improve aesthetics of the park and the view for adjacent neighbors. To help reduce the light impact in the park, only the permanent batting cages will continue to be lit.

Question: Why is there a swale area between the tennis courts and Lake Street?

Answer: The 3.5'-5.0' deep swale area is a storm water requirement from the Metropolitan Water Reclamation District. The Park District was hoping to install an underground system to accommodate the storm water requirements; however, this system would add \$200,000 to the project and require more land and remove more trees from the site.

Question: Will there be standing water in the swale?

Answer: The swale does not permanently hold water, but will retain 12" to 18" of water during heavy storms, and up to 36" of water for the 100 year storms. The swale is designed to drain within a couple of hours, depending on the total rainfall. The Park District has two other storm water swales located in Keystone Park West along Lake Street and Priory Park on the west side of the park. The base of the swale will be planted with wildflowers and the slopes will be mowed grass.

Question: How many trees will need to be removed due to this project?

Answer: 14 trees and 6 multi-stem trees ranging from 5" to 20" will need to be removed. The total diameter loss of these trees is 194". These trees will be replaced with 65-three inch trees in Keystone Park (or other River Forest parks if space does not permit). A landscape plan of the Keystone Project is available on the River Forest Park District website.

Question: Will the sidewalks still be lit?

Answer: The Park District is recycling all 7 sidewalk lights to be used in the project. These lights have already been retrofitted to LED lights.

Question: What will happen to the flag pole?

Answer: The existing flag pole will be unable to be recycled back into the project, so a new 30'x6" aluminum flag pole with a solar light will be installed next to the synthetic infield scoreboard. As a reference, the Memorial Parkway flagpole is 20' and the Village Hall flagpole is 30'.