



**TO:** Public Infrastructure Committee

**FROM:** Brock Wetenkamp, Parks Planner; Curt Hall, Park and Recreation Division Manager

**RE:** Schuette Park Community Built Playground Maintenance Project

The Manitowoc Parks Division is requesting the use of funds from the Restricted Schuette Park Playground Maintenance Fund (HSPLAYGR-DONTB) to pay for a maintenance project at the Community Built Playground.

In March we hired a consultant from *Play by Design* to come to Manitowoc to assess the current condition of the Community Built Playground. His assessment of the playground was that structurally, it was in pretty good shape, but a significant amount of the nonstructural wood could use replacement. Many of the metal balusters are rusting. Some are missing. The roofs of the playground structures have holes and are rotting. There is other, nonstructural wood rot. The rubber wood chips are also migrating downhill and could use more in certain areas.

We are requesting funds, not to exceed \$37,885.81 for this maintenance project. This project includes hiring three consultants for 3 days from *Play by Design*, purchasing and installing new recycled plastic handrails and balusters, replacing roofs on playground structures, painting/staining, and adding more rubber woodchips. Our hope is that this could extend the life of the playground 5-10 years allowing planning for future replacement. Currently, replacement costs using the Community Build Model would be in the \$500,000 range.

This maintenance project will be done in conjunction with volunteer help in painting and light-duty construction.

We recommend the City accepting this proposal for following reasons:

1. The Community Built Playground was constructed in 2003 and is nearing the end of its projected life. There are significant issues with wood deterioration and we are looking toward the future of the park. Completing this maintenance project would improve the functionality, safety, and appearance of the playground and hopefully extend the life with minimal further maintenance 5-10 years.

Rev.: 4/22/2021

By: BW

Project:

**Community Built Playground**

Funding:

Acct #:

Amount:

HSPLAYGR-DONTB

37,885.81

Budgeted amount: **\$37,885.81**

Original Budget:

		<u>Estimated Cost</u>	<u>Add-On Cost</u>	<u>Actual Cost</u>	<u>Date</u>
Professional Fees	3 Consultants, 3 Days + Travel/Lodging	\$9,300.00			
PBD Materials	Recycled Plastic - Railings, balusters, etc	\$21,316.20			
Locally Sourced Materials	Braun Building	\$5,000.00			
Rubber Wood Chips	Lee Rec 10 - 2000# SuperSacs @ 500 + Freight	\$6,000.00			
Paint/Stain	11 gal. paint \$400, 25 gal. stain \$1000	\$1,200.00			
Roofs	Estimate	\$5,000.00			

TOTAL

\$47,816.20

\$0.00

\$0.00

Remaining Balance	\$37,885.81
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Updated Budget:

TOTAL

\$0

Justification:

## Renovation Materials List

Project Name: Community Playground at Henry Schuette Park      Shipping Address:  
Project Location: Manitowoc, WI  
Contact Name: Curtis Hall & Brock Wetenkamp      Shipping Contact:  
Contact Email:      Shipping Email:  
Contact Phone:      Shipping Phone:

Included in this package is a list of all the materials you will need to build your playground. Some of the items will need to be purchased through specific sources as listed. Connect directly with these sources to get an accurate quote as well as lead times. Other items can be found locally for donation or purchase. Verify the items meet the specifications listed. Make these connections locally to include your community as well as maintaining a lower budget. The alternative sources listed are optional for your convenience if you can't secure locally. Any questions please call your project manager. **Prices good for 45 days from date of issue. Prices do not include shipping, handling, import duties or fees.**

PBD Contact: Lee Archin  
PBD Phone: 607-351-5160  
PBD Email: [Lee@PBDplaygrounds.com](mailto:Lee@PBDplaygrounds.com)





304 north geneva street  
ithaca, ny 14850

April 12, 2021

City of Manitowoc Parks  
Attn: Curtis Hall & Brock Wetenkamp  
Manitowoc, WI 54220

## **PROPOSAL**

Working with the City of Manitowoc Parks, Play By Design LLC (hereafter called PBD) will assist in renovating the Community Playground at Henry Schuette Park. PBD will provide project management services, construction consultation, building materials, tools list, and material take-off. The City of Manitowoc will provide hardware, tools, and all volunteer labor for the playground renovation.

The play area will be designed in accordance with all ASTM and CPSC guidelines and safety standards for public playgrounds, as well as the requirements of ADAAG (Americans with Disabilities Act Accessibility Guidelines).

## **TASK TO BE PERFORMED**

- Replacing all handrails on platforms 40" above surfacing with 2x2 balusters and 2x6 structural plastic rails.
- Replacing all handrails on platforms under 40" with 2x6 structural plastic and 2x4 guardrails.
- Replacing all handrail posts (dog eared 2x4s).
- All ramp rails and guardrails on ADA landings will not be replaced.
- The City of Manitowoc Parks staff with the assistance of volunteers will sand and stain structure, remove rails and pipe balusters, and install new rails and balusters under the supervision of PBD.
- Minimum of 7-10 skilled workers, in addition to unskilled labor to assist PBD for a duration of 5 days.
- PBD will assist the City of Manitowoc Parks to identify potential hazards throughout the play structure and remedy them during the 5 days of construction (additional materials may need to be purchased locally).





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**PROFESSIONAL FEES \$9,300**

Includes:

- Material take-off
- Building Materials
- Project management
- 2 construction consultants for 3 days (12 hrs/day), 1 PBD carpenter for 3 days (12 hrs/day)
- Reimbursement of travel and lodging. PBD estimated about \$3,000, includes flights, car rental, hotel accommodations, travel time expense (hotel accommodations are typically donated).

X

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Lee Archin  
Co-Founder of Play By Design

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607.351.5160

[www.pbdplaygrounds.com](http://www.pbdplaygrounds.com)