

**Taylorville Park District  
Special Meeting  
July 9, 2025 6:00 p.m.  
Manners Park Dining Hall**

Taylorville Park District's Board of Trustees met for a Special Meeting July 9, 2025 in Manners Park Dining Hall.

President Marlane Miller opened the meeting with the Pledge of Allegiance.

**Roll Call:** Marlane Miller, Sue Phillips, Sherri Craggs, Blake Heimsness, Evan Mitchell, Tanya Reno, Ben Dempsey, Jessica Franks

**Guests:** Capri Aquatics representatives

Steve Craggs, owner of Craggs Realtors and former head of a company that dealt with pool building projects, is assisting the pool committee to research options for Taylorville's pool construction. Mr. Craggs gave a brief history of the park district's pool construction project to date. In 2020, a 3-phase construct was signed with Burbach Aquatics. Since that time, over \$490,000 has been paid to Burbach Aquatics for their planning, design, and permitting procedures. The final pool plan was sent to IDPH in May of 2025. The bidding process resulted in only one bid from O-Shea construction Company for \$12.4 million submitted November 24, 2025. The bid was millions of dollars over the amount that Burbach estimated would be needed for the pool build.

A new pool committee was appointed including board members, Sherri Craggs (chairperson) Deborah Gatton, and Sue Phillips, with Mr. Craggs assisting. The park district has received bills for Burbach's Phase 2 and part of Phase 3 work totalling over \$400,00.00, due currently. Considering Burbach's high fees, delays, failed bidding process, and failure to submit final plans in a timely manner, the committee decided to look into hiring a different company to take over the pool project. The legal details of this process would have to be scrutinized.

Mr. Craggs introduced two representatives of Capri Aquatics. Capri is building a pool in Hillsboro, Illinois. They gave a comprehensive presentation of their processes and procedures and explained that they are a design and build company that has team members to handle all aspects of the build.. They work with the owners to determine their needs, investigate demographics, and develop a project 'wish list'. They research the land and surroundings for feasibility. They design on a footprint that can be staffed adequately. Parties accept a set price and timeline. Before leaving the meeting, the Capri representatives took several questions from the trustees and gave detailed answers on their processes and equipment.

The committee wants to obtain legal assistance to examine the Burbach contract and advise next steps. Steve Craggs wants to ask local attorney, Rocky Romano, if he would be interested in helping the committee.

Sue Phillips made a motion to grant Sherri Craggs and Steve Craggs permission to hire Rocky Romano to scrutinize and offer recommendations in handling the Burbach contract termination.

Sherri Craggs suggested an amendment to the motion that would allow the committee to seek another attorney should Mr. Romano decline. They would seek someone who has expertise in contract law.

Sherri Craggs seconded the amended motion. The motion carried on a unanimous voice vote: Marlane Miller-yes, Sue Philips- Sherri Craggs-yes, Blake Heimsness-yes, Deborah Gatton-yes, Evan Mitchell-yes, Tanya Reno-yes.

Mr. Craggs state that Landmark Aquatics will give a presentation on July 10, 2025 at 1:00p.m. in the Manners Park office.

Tanya Reno made a motion to adjourn the meeting.  
Evan Mitchell seconded. Motion passed on unanimous voice vote.

Marlane Miller-yes, Sue Philips- Sherri Craggs-yes, Blake Heimsness-yes, Deborah Gatton-yes, Evan Mitchell-yes, Tanya Reno-yes.

Respectfully submitted,

Dawn Willison  
(per audio recording)