



Como Lake Park

2012 - 2014 Capital Improvements:

Project Name	Problem/Issue	Type of Work Completed	Cost to Complete
Carpentry Shop	Roof in poor shape, leaking and significant damage/rot.	Roof replaced, replaced rotted wood decking, rafter tails, vinyl soffit and metal flashing.	\$32,540.00
Bowen Grove	Roof in poor shape and leaking in areas, plumbing, lighting and painting needed.	Entire roof replaced, including rooted roof decking. Siding installed on gable ends, new lights, amenities and painted.	\$69,790.00
Parking Lot & Roadway Improvements—Phase 1	Several parking lots and miles of roadway were in terrible condition.	Prioritized worse area to patch/resurface and oil & chip (Lancaster Parking Lot, Maintenance Lot and roadway throughout.	\$85,000.00 (estimate)
Rich Marino Gazebo Stabilization	Potential safety issues detected and documented by consultant—structural.	As per recommendation by consultant, repaired/improved structure.	\$32,628.00
Rich Marino Gazebo Roof	Age and overall poor condition.	Roof replaced while “Out of Service”.	\$44,149.00
Cook Shelter Roof	Age and overall poor condition.	Roof replaced while gazebo “Out of Service”.	\$5,554.00
Shelter #1 Roof	Age, leaking and rotted wood decking.	New Roof and sections of rotted wood deck.	\$15,081.00
Shelter #4 and #14 Stabilization	Consultant discovered potential safety issues with both structures.	Currently making necessary repairs as per recommendation from consultant.	\$15,041.00
Casino Doors/Windows	Very old and non-efficient windows, doors need replacement.	Replacing all windows and doors as needed.	\$39,222.00
Lancaster Place	Age and condition of roof, old non-efficient windows, various carpentry work.	Replaced roof, carpentry work, windows replaced and painting.	\$31,126.00
Parking Lot & Roadway Improvements—Phase 2	Continue efforts to improve areas within park that are in poor condition/shape.	Replaced DI at Bowen Grove, paved several roads within park and employee parking area.	\$59,979.00

TOTAL: \$430,110.00