

Minutes of a Workshop Session of the Board of  
Park Commissioners of the Downers Grove Park  
District held on September 1, 2022 at the Recreation Center,  
4500 Belmont Road, Downers Grove, IL 60515

**Call to Order** Commissioner Mahoney called the meeting to order at 7:00 p.m.

**PRESENT:** Commissioners Bender, Dahlstrom, Kotula, McDonnell, Mahoney, Executive Director, Bill McAdam; Director of Recreation, Dave Haring; Director of Finance & Technology, Erik Brown; Director of Parks and Facilities, Kevin Rozell; Director of Marketing and Community Engagement, Dawn Hartman; Director of Planning and Construction, Paul Fyle; Superintendent of Finance, Tricia Farkas; Golf Course General Manager, Ken McCormick; Superintendent of Recreation, Michelle Pusateri; Fitness Supervisor, Toni Moran; Division Manager of Athletics and Fitness, Josh Williams; Superintendent of IT, Chris Kapus; Clerk, Adine Wrzesinski

**ABSENT:** None  
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**Pledge of Allegiance:** The Pledge of Allegiance was recited.

**Changes to the Agenda:** None

**Visitors:** None  
Bill McAdam wanted to recognize that Kevin Rozell was promoted to Director of Parks and Facilities and Paul Fyle has been promoted to Director of Planning and Construction.  
Michelle Pusateri introduced Toni Moran, the new fitness supervisor. Michelle also mentioned that Josh Williams has been promoted to Division Manager of Athletics and Fitness.

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**DISCUSSION ITEMS:**

**2023-2024 CAPITAL PROJECTS DISCUSSION** –Capital Projects for 2023 include: roof resurfacing at the Rec Center - \$220,000 (apply a waterproof membrane (coating) to the existing Recreation Center roof), parking lot renovation at Whitlock Park- \$205,000 (remove and replace the existing asphalt parking lot and accessible parking stalls), exterior renovations at the Lincoln Center- \$90,000 (remove the exterior metal stairs and doors and replace with new windows). Capital Projects for 2024 include: tennis and pickleball court renovation at Doerhoefer Park- \$750,000 (remove and replace the existing tennis and pickleball courts) and playground renovation at Constitution Park- \$225,000 (remove and replace the existing playground equipment and mulch play surface).

**2023 GOLF & FITNESS ANALYSIS/FEE DISCUSSION/BUDGET** – Director of Finance and IT, Erik Brown mentioned the current challenges for fitness is on targeted advertising, gym improvements and market positioning (between a budget & specialty gym). Erik discussed the fitness revenue, total memberships, total visits, fee analysis, membership fee comparisons, group fitness analysis, personal training analysis, year-end projections vs history. Staff is not recommending changes to the current membership rates. Staff believes we are at a competitive level for what is offered, and that we would like to see more of a return to pre-COVID demand before a change in rates.  
For the Golf Report, Erik Brown mentioned current challenges – increased demand, delayed supply chain and inflation. Current strengths – ability to provide 40,000 plus rounds without negatively impact the course or customer service, ability to price course competitively, history, quality and staff and strong and continuously improving amenities. Erik discussed the current year golf metrics, revenues per round, comparable 9-hole golf experiences, financial performance, golf range metrics, golf personnel costs, golf operating costs, golf maintenance, repairs and improvements & replacements. Manager of Golf Course, Ken McCormick discussed current capital projects, 2023 capital projects, 2024 capital projects and 2023 recommended golf fee adjustments. Staff is recommending for the 2023 season: greens fees - \$1 increase; driving range - \$1 increase on large and extra-large buckets, carts - \$1 for motorized and \$2 increase for pull golf cart and season passes – Pass A – 10% increase, Pass B – eliminate and Pass C – 10% increase. President Mahoney mentioned that patrons will understand if they knew why the raise went into effect. Commissioner Kotula mentioned offering a discounted range

fee. All Commissioners agreed on the increase of green fees, driving range (if we have promotions), golf carts and season passes.

**BELMONT GOLF CLUB REBRANDING PROJECT** – Dawn Hartman showed the Board two different logo packages on apparel, signage, website and miscellaneous for the new rebranding for the golf course. All Commissioners agree on the alternate logo.

**MISCELLANEOUS** – None

**RECOGNITION OF VISITORS** – None

Commissioner Mahoney announced that the next Park District Board meeting will be held September 15, 2022 at the Recreation Center, Multi-Purpose Room.

**FINAL ADJOURNMENT**

The meeting was adjourned at 9:28 p.m. following a motion made by Commissioner McDonnell and seconded by Commissioner Bender.

Roll Call:                   Ayes: Commissioners McDonnell, Bender, Dahlstrom, Kotula, Mahoney  
                                  Nays: None  
                                  Absent: None

*Robert Kotula*

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Robert E. Kotula, Secretary  
Downers Grove Park District