

Minutes of a Regular Session of the Board of
Park Commissioners of the Downers Grove Park
District held on April 16, 2015 at the Village Hall,
801 Burlington Avenue, Downers Grove, IL 60515

Call to Order President Cushing called the meeting to order at 7:00 p.m.

PRESENT: Commissioners Cushing, Gelwicks, Mahoney, Roman and Souter; Executive Director, Bill McAdam; Director of Recreation, Jay Kelly; Director of Operations and Development, Geoff Penman; Assistant Director for District Services, Sara Rathsack; Assistant Director for Financial Services, Erik Brown; Superintendent of Planning, Paul Fyle; Supervisor of Marketing and Creative Development, Ian Everett; Superintendent of Parks, Mike Siefken; BMO Harris Bank, Managing Director – Treasury & Payment Solutions, Erik Anderson; Clerk, Pam Rank; ABSENT: None

* * * *

Pledge of Allegiance: The Pledge of Allegiance was recited.

Changes to the Agenda: None

Recognition of Visitors: William Baker - 836 67th Street, Paul & Ann Kimpton - 6900 Meadowcrest and Lois Prelesnik - 6831 Meadowcrest, all spoke of the same issues at and near McCollum Park. The drop off of soccer players, the illegal parking on streets near McCollum, and the portable light situation on the soccer field were the main issues. The brightness of the lights and the noise and smell from the generators were of major concern.

Correspondence: No written correspondence

* * * *

CONSENT AGENDA:

Executive Director Bill McAdam listed the items on the Consent Agenda as follows:

- Approval of Minutes – March 5, 2015 Workshop and Executive Session Meetings and March 19, 2015 Regular and Executive Session Meetings.
- Treasurer’s Report
- Payment of Bills in the amount of \$739,271.49

Commissioner Souter made a motion to approve the Consent Agenda as presented including the payment of bills in the amount of \$739,271.49. Commissioner Mahoney seconded the motion.

Roll Call: Ayes: Commissioners Souter, Mahoney, Cushing, Gelwicks and Roman
 Nays: None
 Absent: None

ACTION ITEMS:

Commissioner Gelwicks moved to approve a three year lease option with DGYB for Memorial Park concession services, ending November 15, 2017, in an amount not to exceed \$850.00 per year. Commissioner Souter seconded the motion.

Roll Call: Ayes: Commissioners Gelwicks, Souter, Cushing, Mahoney and Roman
 Nays: None
 Absent: None

Commissioner Gelwicks moved to adopt Ordinance 1236 to authorize the disposal of the listed Park District assets at the discretion of the Executive Director. Commissioner Roman seconded the motion.

Roll Call: Ayes: Commissioners Gelwicks, Roman, Cushing, Mahoney and Souter
 Nays: None
 Absent: None

Commissioner Roman moved to approve Resolution #15-08 authorizing the purchase of 14.8 acres of vacant land generally described as, East of Walnut Avenue, South of Ogden Avenue. Commissioner Gelwicks seconded the motion.

Roll Call: Ayes: Commissioners Roman, Gelwicks, Cushing, Mahoney and Souter
 Nays: None
 Absent: None

Eric Anderson from BMO Harris presented the Board and staff with options for financing the new land purchase. He explained types of bonds available (Non-Referendum Bonds, Aggregate Bonds, Alternate Bonds, Build America Bonds, Debt Service Extension Base Bonds) along with several timeline scenarios explaining advantages and disadvantages of long and short term options.

Commissioner Cushing asked what the next step is and what is required of the Board at this point.

Executive Director McAdam asked for direction and to refine and narrow down the options so Eric Anderson can present specific preferences based on what the Board would like to see.

Commissioner Gelwicks was of the opinion that the bonds should be taken out for a longer period of time which would have a lower interest rate and will have a lower annual impact up front. Keeping the rate flat in 2015 and taking advantage when the other bonds fall off will have minimal impact.

Eric Anderson informed the Board that using the longer period of time will cause credit pressure from credit rating agencies. He will show the Board the "scorecard" from these agencies and how it will impact the Park District's credit.

Commissioner Gelwicks asked that staff weigh in on the pros & cons of long and short term bonds.

Executive Director McAdam will work with Eric saying that initially, shorter term funding will create some kind of balance.

Commissioner Gelwicks thought that the up-front figure should be \$6,000,000 rather than \$4,500,000 so that several projects can be accomplished.

Executive Director McAdam will work with Eric and present scenarios using the existing figure and also the \$6,000,000 figure.

BOARD BUSINESS:

President's Comments

Commissioner Cushing reflected on the purchase of the 14.8 acre property saying that it is an historical opportunity as it is the last and biggest parcel of land available in Downers Grove. "This is very exciting".

Commissioner Comments

Commissioner Mahoney commented that this property has been on the top of the Park Districts list to purchase. The price per acre was less than she thought it ever could be. The Board will work to make this purchase have a minimal impact on the Park District and residents.

Commissioner Gelwicks said that this is the biggest event since he's been on the Board. He thanked Bill and Staff for their hard work in making this happen. He is very appreciative and said that it's a major win.

STAFF AND COMMITTEE REPORTS

Executive Director Report

Executive Director McAdam informed staff that after several interviews, a new IT technician has been hired. Matthew Slocum will start employment on Monday.

Recreation - Marketing Report

Director Kelly informed the Board of things happening at the Park District facilities including events taking place and revenue comparisons; in the marketing department the focus is on the Fall Guide.

Planning Report

Superintendent of Planning, Paul Fyle reported that there is significant progress being made with the Walnut irrigation project...there will be minimal impact on the turf with this project; the Venard demolition will start next week; Barth Pond dredging is complete and the results of the survey will be in early next week.

Parks Report

Director Penman reported that the Parks department is busy with athletic field preparation, routine inspections, routine seasonal tasks, tree planting, and preparation for the Arbor Day festivities. Also, soil treatments have begun to protect 160 Ash trees from the Emerald Ash Borer.

Financial Services Report

Assistant Financial Director, Erik Brown updated the Board with a brief look at the cash, revenue and expenditures for the month, also a comparison graph from the previous year. The first quarter showed revenues up for recreational funds, the golf course was similar to last year at this time though weather can become a factor at any time, and technology expenditures are quite a bit higher than expected.

Plan Commission

No Report

UNFINISHED BUSINESS

No Unfinished Business

NEW BUSINESS

No New Business

RECOGNITION OF VISITORS

No Visitors

Commissioner Cushing announced that the next board meeting will be held May 7, 2015 at the Village Hall.

* * * *

ADJOURN TO EXECUTIVE SESSION

The meeting was adjourned to Executive Session at 9:25 p.m. following a motion made by Commissioner Souter and seconded by Commissioner Mahoney.

Roll Call: Ayes: Commissioners Souter, Mahoney, Cushing, Gelwicks and Roman
 Nays: None
 Absent: None

FINAL ADJOURNMENT

The meeting was adjourned at 10:22 p.m. following a motion made by Commissioner Gelwicks and seconded by Commissioner Roman.

Roll Call: Ayes: Commissioners Gelwicks, Roman, Cushing, Mahoney and Souter
 Nays: None
 Absent: None

Respectfully submitted,

Mark Roman
Secretary