

**Bensenville Park District
Board of Park Commissioners
Regular Meeting Minutes
Wednesday, January 18, 2023**

1. Call to Order

President Johnson called the Meeting to order at 6 p.m.

Roll call was taken:

	<u>Present</u>	<u>Absent</u>
Gibbs	X	
Johnson	X	
Karg	X	
Snyder	X	

One vacancy exists.

Staff in attendance: Joe Vallez, Executive Director and Mary Dickson, Park District Attorney.

2. Public Hearing

This item was removed from the agenda.

3. Approval of Agenda

It was moved by Commissioner Gibbs, seconded by Commissioner Snyder to approve the Agenda, removing item 2, public hearing.

On a roll call vote:

<u>ROLL CALL</u>	<u>Ayes</u>	<u>Nays</u>	<u>Absent</u>
Johnson	X		
Karg	X		
Gibbs	X		
Snyder	X		

Motion carried.

4. Approval of Minutes

It was moved by Commissioner Karg, seconded by Commissioner Gibbs to approve the minutes of a special meeting on December 14, 2022 and of the regular meeting of December 21, 2022.

On a roll call vote:

<u>ROLL CALL</u>	<u>Ayes</u>	<u>Nays</u>	<u>Absent</u>	<u>Abstain</u>
Johnson	X			
Karg	X			
Gibbs	X			
Snyder	X			

Motion carried.

5. Approval of Accounts Payable and Payroll

It was moved by Commissioner Snyder, seconded by Commissioner Karg, to approve Accounts Payable dated 12/22/22 of \$92,920.79 Payroll dated 12/16/22 of \$110,951.57 for a Grand Total of \$203,872.36. Accounts Payable dated 01/12/23 of \$191,199.92 Payroll Dated 12/30/22 of \$105,886.52 Payroll dated 1/13/23 of \$202,384.45 for a Grand Total of \$499,470.89.

On a roll call vote:

<u>ROLL CALL</u>	<u>Ayes</u>	<u>Nays</u>	<u>Absent</u>
Johnson	X		
Karg	X		
Gibbs	X		
Snyder	X		

Motion carried.

6. Recognition of Visitors/Public Comment

Bill Hibner – Stated that the White Pines Master Plan is a good start on the future of White Pines. He encouraged the Board to continue to seek new revenue sources (such as video gaming), as White Pines needs the revenue to engage employees which would lead to increased profitability. Relative to the action item on the lease of 786 Church, he hopes the Board would consider renting to Tom Eddy.

7. Action Item A

A. Ordinance #574 Providing for the Issue of not to Exceed \$460,000 Obligation Limited Tax Park Bonds, Series 2023, for the Payment of Land for Parks, for the Building, Maintaining, Improving and Protecting of the Same and the Existing Land and Facilities of the District and for the Payment of the Expenses Incident Thereto, Providing for the Levy of a Direct Annual Tax to Pay the Principal and Interest on Said Bonds, and Authorizing the Sale of Said Bonds to the Purchaser Thereof.

Commissioner Gibbs moved, seconded by Commissioner Snyder to approve Ordinance #574 providing for the Issue of not to Exceed \$460,000 General Obligation Limited Tax Park Bonds, Series 2023, for the Payment of Land for Parks, for the Building, Maintaining, Improving and Protecting of the Same and the Existing Land and Facilities of the District and for the Payment of the Expenses Incident Thereto, Providing for the Levy of a Direct Annual Tax to

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Pay the Principal and Interest on Said Bonds, and Authorizing the Sale of Said Bonds to the Purchaser Thereof.

Discussion: Speer Financial representative Aaron Gold presented information relative to the competitive bidding of the bond sale, for which 4 bids were received. Republic Bank of Chicago submitted the best bid at 3.73% interest rate for a bond amount of \$445,090.00. Discussion was held as to how this bond sale will affect the District's finances and ability to fund projects, and its impact on the annual levy. Total no-referendum bonding authority is \$4.7 million, which President Johnson commented would, if issued, allow the District to pay for improvements needed at White Pines.

On a roll call vote:

<u>ROLL CALL</u>	<u>Ayes</u>	<u>Nays</u>	<u>Absent</u>
Johnson	X		
Karg	X		
Gibbs	X		
Snyder	X		

Motion carried.

8. New Business - Presentation of Facility Assessment Report

The results of the Facility Assessment Report was presented to the Board. The report will now be posted on the District's website for public view.

9. Action Item – 10 C

Proposal for White Pines Master Plan, \$15,500.00

Commissioner Snyder moved, seconded by Commissioner Gibbs to approve the Proposal for the White Pines Master Plan in the amount not to exceed \$15,500.00 .

On a roll call vote:

<u>ROLL CALL</u>	<u>Ayes</u>	<u>Nays</u>	<u>Absent</u>
Johnson	X		
Karg	X		
Gibbs	X		
Snyder	X		

Motion carried.

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10. Communications and Correspondence

None.

11. Board Liaison Reports

- A. NEDSRA – the meeting is next month.
- B. Bensenville Community Foundation – no report.
- C. BBAA – A meeting was held on January 9. Clinics are currently being held.
- D. Chamber of Commerce – Commissioner Karg reported that she and Phyllis Schmidt attended the meeting on January 17. The next Business After Hours is on February 15. Discussions are being held with the Park District staff to have Business After Hours at White Pines in July.

12. Staff Reports

A. Executive Director/Staff Reports

Executive Director Vallez and Staff reported on items set forth in their written reports, attached to the agenda.

Questions from Commissioners from items reported included:

- Cart Paths: it will cost approximately \$785,112 to replace the cart paths at White Pines with asphalt.
- Breiter Palm lighting: The Park District agreed to share the cost of repair of the Breiter Palm lighting, rather than making the contractor pay the whole cost as some of the work was not included in the original program, and some constituted a repair which may have been caused by vandalism.
- The carpenter has not been hired yet.
- Commissioner Snyder asked whether the staff could report on full amount spent on FOIA related matters. It is not kept track of separately.
- Commissioner Gibbs complimented White Pines staff on securing the Local 2 golf outing.
- President Johnson asked whether the Park District could make wood available to residents when it cuts down trees. Staff will review.

13. **Approval of House Lease, 785 Church Road**

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Commissioner Karg moved, seconded by Commissioner Gibbs to approve the House Lease for 785 Church Road.

Discussion: Ms. Dickson noted that the tenant is to be Tom Eddy, and the lease term is one year with two annual renewals. A rent reduction of \$200 per year is offered in that Mr. Eddy will have some security responsibilities as part of his tenancy.

On a roll call vote:

<u>ROLL CALL</u>	<u>Ayes</u>	<u>Nays</u>	<u>Absent</u>
Johnson	X		
Karg	X		
Gibbs	X		
Snyder	X		

Motion carried.

Proposal for Pool Basin and Bid Process

Director Vallez recommended that this item be removed from the agenda, as he has not yet received a formal proposal for the work. The Board agreed, and the matter is removed.

Approval of Gold Rush Amusements, Inc. Agreement

Commissioner Snyder moved, seconded by Commissioner Gibbs to approve the Gold Rush Amusements, Inc. Agreement.

Discussion: Ms. Dickson reported that counsel for Gold Rush agreed to all terms the Board required, other than as to the performance metric. In this regard, Gold Rush is available at a 24/7 call center to respond to calls for service, and service is provided within a day of the call. Once the contract is fully executed, Gold Rush will assist the Park District in applying for its location license with the Illinois Gaming Board.

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On a roll call vote:

<u>ROLL CALL</u>	<u>Ayes</u>	<u>Nays</u>	<u>Absent</u>
Johnson	X		
Karg	X		
Gibbs	X		
Snyder	X		

Motion carried.

11. New Business

There was no New Business.

12. Old Business

There was no Old Business.

13. Closed Session

It was moved by Commissioner Gibbs, seconded by Commissioner Snyder to adjourn into Closed Session pursuant to 5 ILCS 120/2(c)(6) and (21).

On a roll call vote:

<u>ROLL CALL</u>	<u>Ayes</u>	<u>Nays</u>	<u>Absent</u>
Johnson	X		
Karg	X		
Gibbs	X		
Snyder	X		

Motion carried.

The meeting stands adjourned at 8:10 p.m.

Approved:

President Rich Johnson

Secretary