

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

1. Call to Order

President Johnson called the Meeting to order at 6:07 p.m.

Roll call was taken:

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

Staff in attendance: Joe Vallez, Executive Director; Andrew Godfrey, Head Golf Professional; Leslie DeMoss, Superintendent of Recreation, Louis Aguinaga, Superintendent of Building and Grounds, Phyllis Schmidt, Special Projects; Laura Borshell, Front Desk Manager, Paul Palin, Superintendent of Marketing & Communications, Christina Shiel, Fischer Farm Manager, and Mary Dickson, Park District Attorney.

2. Public Hearing for the Issuance of \$2,400,000 General Obligation Limited Tax Park Bonds for the Payment of Land Condemned or Purchased 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.

President Johnson declared the Public Hearing open. Director Vallez stated that the issuance of bonds was the annual roll over of bonds to provide funding for capital projects and other needs of the District on an annual basis. The District has been issuing such bonds for many years. Last year the bond issue provided \$340,000 in funding, this year it is closer to \$729,000.

No public comment was received.

The Public Hearing was closed.

3. A Public Hearing on the Adoption of the Combined Annual Budget And Appropriation Of Funds For The Bensenville Park District, DuPage County And Cook County, Illinois For The Fiscal Year Beginning On The First (1st) Day Of May, 2023 And Ending On The Thirtieth (30th) Day Of April, 2024

President Johnson declared the Public Hearing open. Director Vallez stated that the annual budget is increased, reflecting the District coming out of the pandemic. Highlights of the budget include the positive revenue projections from White Pines. In prior years, the District's general fund has paid for the debt service on bonds issued to fund the litigation concerning White Pines, now it is paid by the operational revenues of White Pines. Commissioner Karg questioned whether the bond could be paid, which Director Vallez stated depended on a number of variables. The District never wants to max out its bonding limits. President Johnson inquired as to whether the budget includes funding for the new Clubhouse. Director Vallez stated it did incorporate such

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funding, in line with the District's 15% fund balance policy. Funds are also included to pay for golf simulators, which President Johnson stated would generate revenues for the District equal to about \$30,000 per simulator. Additional revenues in the amount of approximately \$150,000 - \$200,000 could also be generated by the increase in food and beverage revenues with the presence of the simulators. Relative to planned video gaming at White Pines, Director Vallez stated the project is moving forward, and the District suggests it could generate \$20,000 per month, depending on the number of people coming to the Course to game. Revenues from video gaming are addressed in the Annexation Agreement the District has with the Village. White Pines has been so successful in attracting golf outings that the Course may be reaching saturation point. While golf outings are a revenue source, the District also wants to ensure that the Course is open to residents who want to golf. In response to a question from President Johnson, Director Vallez stated that funds were being put into the budget to pay for increases in staff salaries and IMRF obligations.

Resident Bob Benson commented that the budget under review is for the period May 2023-April 30, 2024, and should be approved earlier in the year. In response, Director Vallez stated that the delay in the budget approval was caused by three facilities coming out of COVID, and work involving Fischer Farm and opening the pool and White Pines seasons. Keeping up is a struggle, and the District staff needs time to put into a budget everything that should be included. There are some projects the District has talked about including in the budget which have not been done, for example, the driving range building. The cost of the building has gone from approximately \$24,000 to \$150,000 due to the location of the well inside the building and increased costs of demolition of the structure as a result. Additional investigation is needed.

Mr. Benson also asked when the financial report would be posted. Ms. Struck responded that the District is waiting for the auditors to complete the report and that it would be posted upon approval.

The Public Hearing was closed.

4. Approval of Agenda

It was moved by Commissioner Karg, seconded by Commissioner Hernandez to approve the Agenda.

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		
Hernandez	X		

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Motion carried.

5. Approval of Minutes

It was moved by Commissioner Karg, seconded by Commissioner Snyder to approve the minutes of a Regular Meeting on August 16, 2023, and September 20, 2023.

Corrections to the minutes of the September 20, 2023 meeting were noted by Commissioner Karg, who commented that under staff reports, it is Ms. Schmidt and not Ms. Shiel who was securing the speaker for the Veterans Breakfast and in the report of the Community Foundation, the campaign is “Feel the Love.”

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			
Hernandez	X			

Motion carried.

6. Approval of Accounts Payable and Payroll

It was moved by Commissioner Snyder, seconded by Commissioner Gibbs, to approve Accounts Payable dated 09/22/23 of \$288,414.44, Payroll dated 9/22/2023 of \$173,473.30 for a Grand Total of \$461,887.74. Accounts Payable dated 10/12/23 of \$196,068.14 Payroll Dated of 10/06/23 \$177,308.11 for a Grand Total of \$373,376.25.

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		
Hernandez	X		

Motion carried.

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7. Recognition of Visitors/Public Comment

Beth Corso, NEDSRA Senior Recreation Coordinator, accompanied by Colin Staffeldt, who represented NEDSRA and the Bensenville Park District at the Special Olympics golf outing on October 2-5, where he placed in the top 5 golfers. Chris thanked the District for its support and gift card.

8. Communications and Correspondence

President Johnson reported the passing of former Director Kenneth Matusiak.

9. Board Liaison Reports

- A. NEDSRA – Ms. Schmidt reported on a number of coming NEDSRA events, including the Rise Event, Trunk or Treat, and the Holiday Party.
- B. Bensenville Community Foundation – No report.
- C. BBAA – The season is coming to an end.
- D. Chamber of Commerce – Commissioner Karg reported that the annual meeting is October 28, and that election of offices is planned.

10. Staff Reports

Executive Director/Staff Reports

Executive Director Vallez and Staff reported on items set forth in their written reports, attached to the agenda. Commissioner questions/discussion on items reported included:

- In response to questions concerning capital project, the Board will meet on November 1 at 4:30 p.m. to discuss the proposed projects.
- The Decennial Committee will meet at the November 1, 2023 meeting.
- Commissioner Gibbs complimented Trent on the active adult programming.
- Mr. Godfrey reported that the Fish Fry will remain at Club 37.
- The permit process for the new LED sign is in process.
- Commissioner Karg reported that Ms. Shiel spoke at the Elmhurst Garden Club, and that she was excellent.

11. Action Items

**A. Ordinance No. 576 Adopting The Combined Annual Budget And Appropriation Of Funds For The Bensenville Park District, DuPage County And Cook County, Illinois For The Fiscal Year Beginning On The First (1st) Day Of May, 2023 And Ending On The Thirtieth (30th) Day Of April, 2024**

It was moved by Commissioner Gibbs, seconded by Commissioner Karg to approve Ordinance No. 576 Adopting The Combined Annual Budget And Appropriation Of Funds For The Bensenville Park District, DuPage County And Cook County, Illinois For The Fiscal Year Beginning On The First (1st) Day Of May, 2023 And Ending On The Thirtieth (30th) Day Of April, 2024

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		
Hernandez	X		

Motion carried.

**Approval of Key Policy**

Director Vallez deferred discussion of this Policy.

12. New Business

There was no new business.

13. Old Business

There was no old business.

14. Closed Session

There was no Closed Session.

15. Adjournment

It was moved by Commissioner Hernandez, seconded by Commissioner Snyder to adjourn.

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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		
Hernandez	X		

Motion carried.

The meeting stands adjourned at 7:40 p.m.

Approved:

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President Rich Johnson

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Secretary