

Cary Park District
Board of Commissioners
Committee of the Whole Meeting
October 14, 2021
7:00 PM
Community Center
255 Briargate Road
Cary, IL

Minutes

Board Members Present: Renner, Victor, Stanko and Frangiamore.

Staff Present: Kelly, Rogus, Hall and Krueger.

Guests Present: Golfvisions, Inc., Tim Miles, John Miles, Charlie Kane.

President Renner called the meeting to order at 7:02 PM.

The Pledge of Allegiance was recited.

Renner asked if there were any matters from the Public, Commissioners, and staff.

No matters from the public.

Under matters from Commissioners, Victor stated she attended the NRPA conference and distributed a write up of her “take aways” from the conference to Commissioner and staff. Frangiamore stated that he attended the NRPA conference virtually. Renner stated he attend the NRPA conference as well and was disappointed with the number of sessions and lack of exhibitors in the exhibition hall. Stanko stated he enjoyed the site tour for the aquatic project and noted that he has driven by the playground improvements in progress and that the work done to date is impressive.

No matter from staff.

The minutes from the September 9, 2021 COW meeting were presented for approval.

Stanko moved to approve the minutes as presented. Second by Victor.

Voice vote: Yes – 3, No – None, Abstain – 1. Motion carried.

The first Direction item for consideration was Competitive Sale for Issuance of General Obligation Limited Tax Park Bonds, Series 2021B. Jones stated that annually the Park District issues its rollover bond and purpose of this item is for the Committee to recommend the sale of the bond with the results of the sale being brought before the Board for consideration in November.

Frangiamore moved to recommend Board approval of conducting a competitive sale for the issuance of the General Obligation Limited Tax Park Bonds, Series 2021 B. Second by Carasso.

Renner asked if there was any discussion, hearing none, he asked for a vote.

Roll Call Vote: Yes – Frangiamore, Stanko, Renner, Victor, No – None. Motion carried.

The second Direction item for consideration was Comprehensive Annual Financial Report, FY ended April 30, 2021. Jones introduced Brad Porter, of Lauterbach and Amen, who was participating by phone. Porter walked the Board through the CAFR and audit process. Renner asked for discussion or questions from the Board. Stanko requested clarification of an item on page 23 related to understanding shorthand noted for the title of an item. Hearing no more discussion, Renner thanked Porter for his presentation. Renner asked for a motion.

Frangiamore moved to recommend to the Board of Commissioners the Comprehensive Annual Financial Report for the Fiscal Year ended April 30, 2021 for acceptance. Second by Stanko.

Voice Vote: Yes – 4, No – None. Motion carried.

The third Direction item for consideration was GolfVisions, Inc. Request for Management Contract Extension, 2022-2025. Jones introduced Tim Miles, President; John Miles, GM/Course Superintendent and Charlie Kane, Golf Pro. Jones stated that for 17+ years the Park District has had a strong working relationship with GV and their management of the Foxford Hills Golf Club. Jones highlighted recent examples of GV and the Park District working together to meet the goals of the golf operation. He noted a change in structure that saved the Park District dollars in labor costs, by GM Miles assuming responsibility for Superintendent activities and the effort GV put in prior to COVID restrictions being lifted to take full advantage of the opportunities that came about in the golf industry. Jones stated that staff is recommending a contract extension as well as an option for another three years. Renner asked for discussion. Frangiamore asked GV about the state of the golf industry related to the fee structure. Stanko inquired if GM Miles performing the Superintendent duties would be locked in on the renewal. Miles responded that this is the plan going forward. Renner commented that he is appreciative of the GV efforts and noted that they have done a very good job on behalf the Park District in maintaining and operating Foxford Hills. Renner noted that he played golf in high school and the local course was their home course, and he believes it is a good thing that GV worked with CGHS to make Foxford Hills the home course of the high school. Hearing no more discussion, Renner asked for a motion.

Frangiamore moved to recommend Board approval of an extension of the Management Agreement with GolfVisions, Inc. from February 1, 2022 to January 31, 2025. Second by Victor.

Voice Vote: Yes – 4, No – None. Motion carried.

Jones stated that Attorney Puma would review the agreement prior to it being brought before the Board and Jones would highlight any changes to the agreement for Board review.

The fourth Direction item for consideration was the 2021 Tax Levy Estimate. Jones stated that this evening Krueger would review the proposed levy for 2021 with the Board. He noted that the Board

would need to recommend that the President announce at the October 28, 2021 Board meeting that the levy would not surpass 105% of the previous year's extension. Krueger walked the Board through the levy worksheet, and highlighted projections provided by the County to develop the levy request. Krueger highlighted modifications made to the 2021 levy request against the 2020 levy request due to COVID unknowns in 2020. Renner asked for discussion. The Board thanked Krueger for the worksheet and explanation of the levy. Renner asked for a motion.

Frangiamore moved that the President of the Board of Commissioners announce at the October 29, 2021 Board Meeting that the District estimates the 2021 Tax Levy will not exceed 105% of the previous year's tax extension. Second by Victor.

Voice Vote: Yes – 4, No – None. Motion carried.

Under Discussion Items, the Comprehensive Master Plan Update 2016, Action Plan 2022 was discussed. Jones stated that when the Comp Plan was approved in 2016, the intent was for the Action Plan in that document to be reviewed in five years. He noted that due to the speed and aggressive approach to implementing the plan, the Action Plan was updated in 2018 and again in 2020. He noted that keeping with this approach the Action Plan is being reviewed again in 2022. He stated that this version of the plan would be titled Action Plan 2022. Jones stated that tonight's discussion would be the first of at least two Board meetings on this topic with the goal being to approve an updated Action Plan no later than February 2022. Jones reviewed past items completed or in progress from the Action Plan 2020. Jones reviewed items not completed from Action Plan 2020 as well as items whose timelines were revised or adjusted in Action Plan 2022. Jones reviewed items added to Action Plan 2022, that have come about from direction of the Board since Action Plan 2020 and items from the Comp Plan 2016 that were noted to be considered in future years. Renner asked for discussion.

Frangiamore stated that he would push back on the schedule discussion on a remodel of the Community Center but move ahead with the demo and removal of the old pool as shown. Frangiamore stated that the #1 thing to be focused on will be the operation of the new aquatic facility and that anything else that can be paused to accomplish this, should be. Frangiamore stated that the Annex property is not a priority from his perspective at this time.

Victor stated that she would like to see discussion of a remodel of the Community Center moved up in the plan schedule. She stated that hard court development, tennis and pickleball courts should be a priority as well as the renovation of the area adjacent the bandshell at Lions Park. Victor stated that the Park District needs to improve areas for age groups 12-18 and 20-55 years. Victor stated she supports the use of the Kraus Senior Center for teens.

Stanko stated that he doesn't agree with comments made regarding teens and programming. He stated that a holistic view of all that the community provides for teens should be understood. Stanko stated that he would push back some things in the Action Plan schedule. He stated that the Community Center (remodel) does need to be looked at, but should be understood and considered within the context of a future Recreation Center development by the Park District. Stanko stated that Park District and staff has been spread thin by all that has been done related to previous Action Plans. Stanko stated that the Park District should complete what it started in the Comp Plan 2016 and consider new activities as part of the next Comp Plan in 2026. Stanko stated he would move back in the schedule site master plan

developments at Jaycee and Hoffman Parks, while noting that Veterans Park and Sands Main Street Prairie site master plans should be a priority. Stanko stated that he would push back in the schedule the Saddle Oaks and Cary-Grove Parks playground replacements into 2026.

Renner stated that he would like to see hard court development be a priority, tennis and pickleball courts. Renner stated he was not in favor of using the Kraus Center for teens. Renner stated he would push discussion on a Community Center remodel back in the plan, but prioritize the demolition of the old pool. Renner stated that trail grants for trail spurs should be pursued and a sale of property at Community Center Park should be considered.

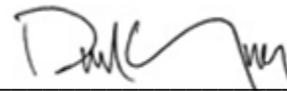
Jones stated that the discussion of the Board was helpful and has provided some thoughts on how to present the information for future discussion of the Board. He noted that not all items shown on the Action Plan are equal in the sense that there are items that are “have to’s”, “want to’s” and items where the funding source is already known, while others where the funding source must still be identified. Jones stated that for several items, one can draw a straight line from the Comp Plan 2016 that were driven by community input and board discussions at that time. He stated that there is a mix of items in the draft Action Plan, and for the next Board discussion he would organize the information to identify many of the notes he has made above.

Renner asked for a motion to adjourn.

Motion to adjourn the meeting by Frangiamore. Second by Stanko.

Voice vote: Yes – 4. No – None. Motion carried.

Meeting adjourned at 9:34 PM.



Daniel C. Jones, Secretary
Park District Board of Commissioners