



**FOX VALLEY PARK DISTRICT
BOARD OF TRUSTEES
COMMITTEE OF THE WHOLE MEETING MINUTES
June 1, 2015
Cole Center
101 W. Illinois Avenue, Aurora
6:00 p.m.**

Prior to commencing the Committee of the Whole meeting, Attorney Hodge swore in two new Board of Trustee members, Charles (Chuck) Anderson and Dennis (Denny) Wiggins, and administered the Oath of Office.

1.0 CALL MEETING TO ORDER

President Vaughan called the meeting to order at 6:00 p.m.

2.0 PLEDGE OF ALLEGIANCE AND MOMENT OF SILENCE

3.0 ROLL CALL

The following members of the Board of Trustees were present: Alex Alexandrou, Chuck Anderson, Rachel Ossyra, Bob Vaughan and Denny Wiggins. Excused: Theodia Gillespie and Cynthia Penne. A quorum was present. Also present: Executive Director Nancy McCaul, Attorney Gerald Hodge and administrative staff.

4.0 ADDENDA TO THE AGENDA – None presented.

5.0 APPROVAL OF MEETING MINUTES

Rachel Ossyra motioned, Alex Alexandrou seconded and the board unanimously approved the COW meeting minutes of 05/04/15. Roll call – voting Aye: Alex Alexandrou, Chuck Anderson, Rachel Ossyra, Bob Vaughan and Denny Wiggins; voting Nay: none. Motion carried.

6.0 ATTORNEY BUSINESS

6.1 ATC Cell Tower agreement

Attorney Hodge told the board the updated contract presented to ATC for the proposed cell tower at Lincoln Park included a \$2,000 per month fee and must be approved by the City of Aurora. The structure will be a nonintrusive monopole. It also includes co-location fees whereas any addition of subtenants on the tower would increase the fees. The lease term is five years, escalating 3 percent each year. Mike Erickson said all locators will be on the inside of the structure so as to keep it more appealing. Alex Alexandrou asked about the insurance ATC is required to have. Attorney Hodge said the policy will be \$1 million minimum and we can have them provide specific language in that policy regarding coverage and any co-locators.

6.2 Leases for 712 S. River Street

Attorney Hodge recapped the proposed changes for the lease at 712 S. River Street. The cost of improvements needed will be shared by the Fox Valley Park District and tenants. The park district is currently operating at a slight loss for the building. Communities In Schools (CIS) just informed Executive Director Nancy McCaul they will not be renewing their lease. She said she received an email from Theresa Shoemaker regarding CIS's move to Aurora University. Bob Vaughan asked what the operating costs are. Director McCaul said approximately \$32-35,000 each year. Denny Wiggins asked what the costs would be with the building empty and McCaul said slightly less. Bob Vaughan said we need to research all options and asked if the park district could sell the building. Attorney Hodge said the easiest way to sell would be to utilize the sale to a government entity. The district would carve out the land using a plat amendment with the City of Aurora. Bob Vaughan offered that Aurora Township might

be interested and suggested Executive Director McCaul contact Bill Catching.

7.0 CONTINUED BUSINESS

7.1 Wilbert Walters Park Splash Pad

Jeff Palmquist updated the board about the plans to add a small splash pad at Wilbert Walters Park. He reminded them that the \$50,000 grant is up in the air. The project was budgeted for \$85,000 with the grant; \$35,000 being the cost for the district. If the district decides to proceed, there are no guarantees of reimbursement. Bob Vaughan asked if the district was planning this project before the grant opportunity came up. Jeff Palmquist said no. It would be prudent to wait 30 days to see if we have more news about the grant. Denny Wiggins asked what types of use the park offers. Jeff Palmquist said there is a shelter, basketball courts and day camps, etc.

8.0 NEW BUSINESS/ACTION ITEMS – None presented.

9.0 NEW BUSINESS/DISCUSSION ITEMS

9.1 Presentation on General Obligation Bond refinancing and issuance

Dave Phillips from Speer Financial spoke to the board regarding looking at keeping a flat levy by selling and refunding bonds since the existing debt service costs will be dropping for the 2015 levy. The District could sell limited tax park bonds of \$3.3 million. Director McCaul said the district needs money for capital as we have had a flat tax levy for the last four consecutive years and the number of deferred projects keeps growing. The schedule to sell the bonds would be the fourth quarter of 2015. No formal vote is needed until the bond is issued.

9.2 Review of June 8, 2015 Regular Board Meeting Agenda

Director McCaul said Billy Casper Golf will be making a presentation. Also, there will be a proclamation of July as Parks and Recreation month. She told the board she updated the job description of the Executive Director to allow for the ability to approve and enter into agreements in emergency situations. She asked the board to consider the appointment of Chuck Anderson to the Aquatic Board.

Diana Erickson told the board she received quotes from HUB. It's a one-year bid with a 30-day out clause. The aggregate is going down from \$2.7 million to \$2.6 million. The contract also includes changing the network carrier from Cigna to Aetna. Alex Alexandrou said this was a good move. Diana Erickson said the coverage of disease management would include a discount. Diana Erickson informed the board the district has chosen to use Vermont Software for the new registration software. She is using Garry Vacarro to help with the contract negotiations and implementation. Diana Erickson will be requesting the board's approval of the new ordinance determining the prevailing rate of wages.

Laurie Hoffman said Williams Architects has been chosen to look at the plans and complete the design re-concept for the outdoor aquatic centers. Phase one will cost \$18,800. There was a discussion regarding an article in Kane County Connects that talked about revenues and losses for area aquatic centers. Fox Valley Park District was not put in a good light. Rachel Ossyra asked if the district should respond to the article with a letter to the editor. The consensus was no; just leave it alone.

Mike Erickson updated the board on the bids for painting the trusses at the Vaughan Athletic Center. The two low bids were under budget. He said Muscat was the low bid. However, they have six issues with the state and there is a concern about them being able to complete the project in the required timeframe. K&J was the second lowest bidder.

Jeff Palmquist will be requesting the board approve granting a 10-foot wide utility easement at Station Boulevard Park to ComEd. There is currently not enough room for a 10-foot easement at the roundabout. Jeff Palmquist will ask the board to approve the base bid plus alternate for the renovation of the parking lot at the Eola Community Center. The base bid is approximately \$104,000; \$125,000 including the alternate. They are looking at work to be done the last week of July through the first week of August.

Alex Alexandrou addressed the board and staff on the improvements at Orchard Valley Golf Course. He said he has seen significant improvement on some greens but asked if there was a third opinion. Laurie Hoffman said they need a recommendation on how to replace the greens. Alex Alexandrou said the tee boxes and fairways are in good shape. Rachel Ossyra said the district needs an expert opinion. Chuck Anderson asked if it was the obligation of the park district or Billy Casper to replace the greens. Denny Wiggins asked about the conditions of the sand traps. Laurie Hoffman said the renovations were started last year; the green side bunkers will be finished this year.

Alex Alexandrou said an old topic has been opened; Nicor has requested a meeting with the City of Aurora; they want to reopen discussions on the details of the plan regarding Hurds Island and a revised agreement.

9.3 Route 59 Train Station development

Jeff Palmquist said the Jim Hughes project at Station Blvd. is in place with Kensington Homes. The proposed agreement with the park district would be to pay the district \$600,000 cash in lieu of developing a park.

9.4 Zausa property easement

Jeff Palmquist said a study will be done on how to relieve flooding.

9.5 Orchard Road/Gilman Trail overpass

Mike Erickson said the district had a discussion with the county regarding the bridge needing repairs; the park district is responsible for the maintenance and upkeep. The bridge is scheduled to be painted every 10 years. Kane County built the bridge which connects the Gilman Trail. It does not have any expansion joints which will result in a continued breakdown of the bridge.

9.6 Fox Valley Park Foundation Update

Alex Alexandrou reported that there is extensive work to revamp the Foundation board as more of a fundraising, working board. It has been difficult to maintain a quorum at meetings.

9.7 Date for September COW meeting

Due to ongoing insurance discussions, Executive Director McCaul suggested a need for a September Committee of the Whole meeting. Bob Vaughan recommended we don't schedule a September COW meeting since we can just discuss the health insurance at the regular September board meeting. The July Committee of the Whole meeting will be cancelled.

9.8 Trustee comments and questions

Riveredge made a request to close the trail prior to three concerts.

Director McCaul reminded the board to submit their conference registrations to Arlene by mid-July.

Rachel Ossyra commented that the property tax issue is very active.

10.0 CLOSED SESSION

10.1 Chuck Anderson motioned, Rachel Ossyra seconded and the board unanimously approved concluding the open session at 7:27 p.m. and moving into closed session for the reasons stated on the agenda. Roll call – voting Aye: Alex Alexandrou, Chuck Anderson, Rachel Ossyra, Bob Vaughan and Denny Wiggins; voting Nay: none. Motion carried.

11.0 RETURN TO OPEN SESSION

12.0 ADJOURNMENT

Rachel Ossyra moved, Chuck Anderson seconded, and the board unanimously approved by voice vote to adjourn at 8:00 p.m.

Respectfully Submitted By,

Arlene Kallien

Assistant Board Secretary/Recorder