



Westmont Park District Board of Commissioners
Minutes of the Regular Meeting
Ronald J. Gunter Administrative Center
55 E. Richmond St., Westmont, IL 60559
April 13, 2022 6:00 pm

Agenda Item #1 Call to Order

President Karesh called the Meeting to order at 6:05 pm.

Agenda Item #2 Roll Call

Comm. Conneely, Comm. Karesh, Comm. Moffett, Comm. Pecard, Comm. Zapinski
Staff Present: Bob Fleck, Executive Director, Sharon Macak, Supt. of Finance,
Dustin Kleefisch, Supt. of Recreation, Lenore Farmer, Finance Assistant & HR, John
Chorney, Parks & Facilities Foreman, Alice Krampits, Senior & Special Events
Coordinator, Brandon Knox, Recreation Coordinator, Rosy Fejzic, Finance Manager &
Accountant

Agenda Item #3 Pledge of Allegiance

Those present recited the Pledge of Allegiance.

Agenda Item #4 Consent Agenda

- a. Regular Board Meeting Minutes – March 16, 2022
- b. Closed Session Minutes – March 16, 2022
- c. Claims Ordinance – April 13, 2022

A motion was made by Comm. Zapinski and seconded by Comm. Pecard to approve the
Consent Agenda.

Roll Call Vote:

Ayes: Comm. Zapinski, Comm. Pecard, Comm. Conneely, Comm. Moffett, Comm. Karesh

Nays: None

Absent: None

Motion Carried.

Agenda Item #5 Open Forum and Correspondence

a. General Public

There was no one present from the general public.

b. Written

Bob presented a brochure from IAPD, indicating park metrics and comparisons from a
recent survey.

c. Other

Bob introduced Rosy Fejzic, who was recently hired as Finance Manager & Accountant.
The Board welcomed Rosy to the District.

Agenda Item #6 Unfinished Business

a. Board to Consider Capital Plan Additions

Bob presented pictures of several items for the Board to consider, to be included in the Budget Workshop packet, explaining that they will fit into the budget.

- Surface America Rubber Play Surface Testing: \$4,000. Bob explained that this will dictate how much work needs to be done on the Veterans and Ty Warner Park playgrounds.
- Anything Weather's iStrike Lightning Siren System for Golf Course: \$5,000 install, \$1,800 annual service fee. Bob and Joel explained that the main concern is for the safety of Junior Golf League, and this unit will cover 26 acres. Additionally, there is no sales rep; we would work with a meteorologist. They also reviewed the pre-warning system and text alerts to appropriate staff.
- John Deere Ball Drag/Sand Rake for Golf Course and Diane Main Park: \$19,000. According to Bob, this can be used for both ball fields and sand bunkers, and will improve efficiency as staff will no longer have to trailer the ball drag from the north parks.
- Lastec WZ400 Zero Turn Mower for Golf Course: \$19,000. Bob explained that the current mower is approximately 12 years old.
- Rekey all Exterior Doors, Master Keys and Fitness Interior Doors: \$5,734 proposed cost. According to Bob, this was last done in 2008 and needs to be done now for security reasons.
- Additional Security Cameras for Diane Main and Bellerive Parks: \$10,000 estimate for each park. According to Joel, we currently do not have cameras at these locations, and the cameras would all be 4G.

Brandon then began a presentation on a proposed disc golf course. He presented visuals of baskets, concrete tee pads, and signage, explaining the cost would be approximately \$12,000 to \$15,000. He proposed locating this course on the pathway between Smith Woods and Diane Main Park, and provided a map for the Board's review, which included 9 to 12 baskets, benches and trash containers. The Board expressed concern about walkers on the pathway and other park activity, and Brandon explained that this course would not interfere with the walking path or the athletic fields. The Board suggested that this could be a beneficial activity to add to these parks.

After discussion, the Board in general was agreeable to each project presented.

b. Proposed Multi-Purpose Building – CM and A/E Contracts and Branding Discussion

Bob reported that we are still working out the agreements and contracts, and he reviewed the following fees: \$80,000 for the CM; \$120,000 for architect and engineering; \$11,000 for civil engineering; not to exceed \$10,000 for interior design. He assured the Board that everything is still within the original estimates. The Board discussed the two contracts – one for the sub-consultants and one for construction manager as advisor, which are still pending attorney's approval.

A motion was made by Comm. Zapinski and seconded by Comm. Pecard to approve the two contracts, for both the sub-consultants and construction manager as advisor, pending approval by the District's attorney.

Roll Call Vote:

Ayes: Comm. Zapinski, Comm. Pecard, Comm. Conneely, Comm. Moffett, Comm. Karesh

Nays: None

Absent: None

Motion Carried.

Bob expressed a desire for the Board's agreement as to how to develop and market the new building. He explained that design development will occur over the next two months and we should have a sign to display this summer, along with a rendering of the building. Also, this facility needs a name. He suggested The Fieldhouse at Veterans Memorial Park, Veterans Memorial Park Fieldhouse, or The Grove at Veterans Memorial Park, and requested input and ideas from the Board. The hope is to have a name for the building by June.

c. Bond Recap and Budget Workshop – April 20, 2022

Bob reminded the Board about the upcoming Budget Workshop on April 20th, starting at 6:00 pm, which will include a Bond recap and investment options presentation by representatives from Wintrust.

d. Other

There was no other unfinished business.

Agenda Item #7 New Business

a. Surplus Ordinance No. 2022-4

Bob explained that the items listed will be put up for auction.

A motion was made by Comm. Moffett and seconded by Comm. Zapinski to approve Surplus Property Ordinance No. 2022-4.

Roll Call Vote:

Ayes: Comm. Moffett, Comm. Zapinski, Comm. Conneely, Comm. Pecard, Comm. Karesh

Nays: None

Absent: None

Motion Carried.

b. NRPA Annual Conference September 20-22, Phoenix AZ

Bob reported that conference registration begins on May 9th, and this is budgeted. He asked the Board if they want to attend. President Karesh said there is value education and it is important to include key staff.

c. Treasurer's Report

Sharon reported that the Series 2022 Bond closed on April 5th, in the amount of \$4,877,294.81, and the checking accounts total is #3,358,773.23 as of March 31, 2022. Also, the Illinois Park District Liquid Asset Fund was addressed. Finally, Sharon informed the Board of Rosy Fejzic's start date, April 25th, and her upcoming training schedule.

d. Revenue Facility Report

Joel reported that the finance software install is complete, however, there are still some issues. Also, the new RecTrac server has been installed. He explained that we have a new burglar alarm vendor, as the existing company has been sold, resulting in a savings of \$800 per year. Also, the new system will have to ability to be on our phones. Joel stressed the importance of Cyber Security and stated that he may switch to a new vendor for end point detection. With regards to golf, Joel informed the Board that the golf course has been opened on a limited basis due to weather. Revenue is approximately \$30,000 under compared to this time last year. Also, Junior Golf League registration, which is all on-line,

began this week. The hope is to have about 400 registrations this year. At the Fitness Club, there are two less memberships from last month, however, there has been a \$1,000 increase in revenue.

e. Parks/Maintenance Report

According to Bob, the weather has been creating many challenges, and it's still not warm enough yet to open park restrooms. Staff has been able to work on the athletic fields, however, the crews are not mowing yet. John reviewed daily and seasonal tasks, and explained that staff continues to mulch and monitor all parks. Finally, the challenge of hiring seasonal summer staff was discussed.

f. Recreation Report

Dustin reported that Bobby Yonkee, the new Recreation Coordinator, will start on April 18th. According to Dustin, last week's You Got Egg'd event has 30 registered families, the upcoming Flashlight Easter Egg Hunt has 94 registrations, and there are 340 registrations for the traditional Easter Egg Hunt. For the new Food Truck Fridays, Dustin is creating a schedule of vendors to be at our parks every Friday this summer. He explained that there will also be food trucks at summer concerts and movies in the park. The Summer Program Guide went on-line April 4th, and there are 3,000 hard copies at our facilities available for pick-up. There are currently 115 registrations for Day Camp and Camp Operation Fun has 28 registrations. Finally, WYBA is just waiting for better weather to begin practice, and plans are underway for Opening Day.

g. Other

There was no additional new business.

Agenda Item #8 Closed Session

The Board will move into closed session pursuant to Section 2 (c) (1) of the Open Meetings Act to consider the appointment, employment, compensation, discipline, performance or dismissal of the specific employees of the public body.

The Board will move into closed session pursuant to Section 2 (c) (5) of the Open Meetings Act to consider the purchase or lease of real property for the use of the public body.

A motion was made by Comm. Conneely and seconded by Comm. Zapinski to move into Closed Session.

Roll Call Vote:

Ayes: Comm. Conneely, Comm. Zapinski, Comm. Moffett, Comm. Pecard, Comm. Karesh

Nays: None

Absent: None

Motion Carried.

The Board convened to Closed Session at 7:30 pm.

President Karesh called the Open Session back to order at 9:00 pm.

Agenda Item #9 Adjournment

Seeing no further business to discuss, a motion was made by Comm. Zapinski and seconded by Comm. Conneely to adjourn the Regular Meeting.

Roll Call Vote:

Ayes: Comm. Zapinski, Comm. Conneely, Comm. Moffett, Comm. Pecard, Comm. Karesh

Nays: None

Absent: None

Motion Carried.

The Regular Meeting was adjourned at 9:01 pm.



Westmont Park District Board of Commissioners
Minutes of the Closed Session
Ronald J. Gunter Administrative Center
55 E. Richmond St., Westmont, IL 60559
April 13, 2022

President Karesh called the Closed Session to Order at 7:40 pm

Present: Commissioners Karesh, Zapinski, Moffett, Conneely, Pecard
Executive Director Fleck

Second topic focused on full time staff salaries amidst the significant rise in inflation and wages across the industry, all in advance of the May closed session discussion regarding staff compensation. Commissioner Conneely felt we could not award increases if they were not within our 2019 approved salary ranges. It was asked of the Director to obtain the latest IPRA salary survey in time to propose updated salary ranges for the May meeting. Director Fleck agreed that this was a sensible approach, stating he would make it happen.

Seeing no further business to discuss, a motion was made by Commissioner Conneely and seconded by Commissioner Pecard to reconvene to open session.

Roll Call Vote:

Ayes: Commissioners Conneely, Pecard, Moffett, Zapinski, Karesh

Nays: None

Absent: None

Motion Carried.

The Board reconvened to open session at 9:00 pm.