DUNDEE TOWNSHIP PARK DISTRICT
BOARD MEETING MINUTES

The December 4, 2024 meeting of the Dundee Township Park District Board of Commissioners was held at the Rakow Center. President Frank Scarpelli called the meeting to order at 7:01 p.m. Commissioners responding to roll call were Vice President Erin O'Leary, Treasurer Jim Bonkoski, Secretary John Meschewski and Commissioner Pam Griffin.

Citizens to be Heard
None.

Truth in Taxation Public Hearing – Jim Bonkoski made a motion with a second by John Meschewski to open the Public Hearing. The motion passed 5-0. The following Commissioners were present: Meschewski, O'Leary, Scarpelli, Bonkoski and Griffin.

President Scarpelli stated that the notice of public hearing was published in the Daily Herald on November 20, 2024. President Scarpelli read the Ordinance. He asked if there were any questions or comments from the audience related to this. There were none. Peterson stated that there were no written comments submitted. With nothing further, Scarpelli asked for a motion to close the public hearing.

Jim Bonkoski made a motion with a second by John Meschewski to Close the Public Hearing. The motion passed 5-0.

Staff Reports
Deputy Director, Ross Berton announced that Jonathan Cudzewicz has accepted the Superintendent of Park Services position. His first day will be Monday, January 6.

Consent Agenda

A. *Approval of Items to be considered for Consent Agenda – Jim Bonkoski made a motion with a second by John Meschewski to approve the Items to be considered for the Consent Agenda. The motion passed 5-0. This includes:*

I. November 20, 2024 - Regular Board Meeting Minutes
II. Accounts Payable Check Register Dated – December 4, 2024
III. Designated Delegates – IAPD Annual Business Meeting
IV. Consideration to Approve Ordinance No. 24-06, 2024 Tax Levy
V. Consideration to Approve Ordinance No. 24-08, 2024 Kane and Cook County Authorization to Reduce 2024 Tax Levy
VI. Consideration to Approve Ordinance No. 24-07, Abatement of
- General Obligation Refunding Park Bonds (Alternate Revenue Source) Series 2018,
- Taxable General Obligation Refunding Park Bonds (Alternate Revenue Source) Series 2020A
- General Obligation Refunding Park Bonds (Alternate Revenue Source) Series 2020B

B. *Approval of Consent Agenda – Erin O'Leary made a motion with a second by John Meschewski to approve the Consent Agenda as presented. The motion passed 5-0.*

Director's Report

A. Golf Update – Peterson summarized totals for Rounds of Play and Green Fee Revenue for the month of November and from February 2024 – November 2024.

GOLF REPORT	Randall Oaks Golf Club	Bonnie Dundee Golf Club
Rounds of Play November	2020 – 2,430 2021 – 1,019 2022 – 1,069 2023 – 1,500 2024 – 1,548	2020 - 2,145 2021 – 929 2022 – 1,356 2023 – 1,065 2024 – 1,230
Green Fee Revenue November	2020 - $50,157 2021 - $17,876 2022 – $21,948 2023 - $32,699 2024 - $38,204	2020 - $30,911 2021 - $14,200 2022 - $21,490 2023 – $16,208 2024 - $24,898
Rounds of Play February –November	2020 – 37,008 2021 – 40,471 2022 – 36,429 2023 – 38,408 2024 – 40,830	2020 – 33,244 2021 – 35,689 2022 – 33,210 2023 – 33,324 2024 – 37,744
Green Fee Revenue February – November	2020 - $867,164 2021 - $904,651 2022 - $841,551 2023 - $939,676 2024 - $1,060,083	2020 - $608,772 2021 - $657,969 2022 - $624,357 2023 - $675,612 2024 - $789,986

B. IPRA/IAPD Conference - Peterson reminded the board that the annual conference is January 23-25, 2025 and that the early bird registration incentive goes through December 13. He asked the board to let him know soon if they plan to attend. President Scarpelli indicated that he would like to attend.

C. Aquatic Needs Assessment Update - Peterson let the board know that staff and he met with the architects on Tuesday to discuss takeaways from the November 20 meeting. Based on the feedback from the board and committee, the architects will now revise the concept drawings and cost estimates and bring them back to the board/committee in January. This meeting will take place in the second half of January due to the upcoming holidays.

D. December 18 Board Meeting - Peterson does not see a reason to hold this board meeting right before the holidays as there is no pressing business to address. He will work with President Scarpelli and release a cancellation notice if it is indeed canceled. The scheduled January 1, 2025 meeting will also be canceled.

President's Report
None.

Old Business

A. Recreation Drive Update - Peterson informed the board of the meeting held on November 22 with KDOT representative, Tom Rickert. Commissioner Griffin, President Scarpelli, Deputy Director Bertone and he were in attendance. Discussion included the future right-ins and right-outs at the zoo and Park Services entrances. Although Rickert could not definitively say when this would happen, he did state that when expansion takes place along this corridor, it would require it. President Scarpelli talked with Kane County board member, Cliff Surges, who believes it may be within the next several years.

   Discussions turned toward internal roadways within our Randall Oaks campus and the large costs associated with this. The need for north/south connectivity within the campus would be important and how would this factor in with consideration of Recreation Drive. The newest proposal and cost estimates to convert the extension of Recreation Drive to a public roadway was discussed. Village Manager Cavallaro's shared revised cost of $205,000, up from $132,000, was discussed amongst the board. Pros and Cons were shared. Peterson reiterated the importance of safety along the extension related to the baseball fields and the walking paths. This has been a concern staff has made clear and would request that precautions be taken (stop signs, guard rails, speed bumps, roadway positioned as far from the ball fields as possible, etc.).

   Discussions ensued and President Scarpelli allowed for all board members to make comments and provide feedback. A consensus amongst the board was to take a vote on the Recreation Drive extension.

   A motion was made: Move to dedicate the Recreation Drive extension to the Village of West Dundee from the gate by the Seasons moving westward past the ball fields and including the connected .77-acre parcel running north/south along the Dundee Middle School property. Inherent with this dedication is the understanding that necessary safety measures approved by Park District officials be put in place to include speed limits of vehicular traffic, guard rail (guard rail may be made of wood to blend with the park scenery) installation on the north side along the ball fields, stop signs and necessary speed bumps. The village of West Dundee will work with a heightened cooperation with the Park District for all existing curb cuts from the DTPD owned park property on the north side of the current and future frontage on Recreation drive recognizing all existing curb cuts and issuing all future curb cuts if and when the DTPD changes or adds additional facilities to the DTPD owned property north and west of what will become Recreation Drive. A financial commitment is not to exceed $205,000 of Dundee Township Park District earmarked developer fees. This entire motion and all of its moving parts are only valid and available to the Village of West Dundee

provided the proposed roadway connecting the Lennar subdivision located adjacent to and immediately east of the D300 DMS school is met by all obligations from all parties, or if one of the other parties is willing to pick up another party's obligations. Otherwise, if not all Parties' obligations are met, then the results of this motion of the DTPD shall die and all components of the Dundee Township Park District will be taken off the table.

Jim Bonkoski made a motion with a second by John Meschewski to accept the Recreation Drive extension and support as presented. The motion passed 3-2. Meschewski and O'Leary voted no.

New Business

A. Resolution approving Lease No. 20000021436 with the Huntington National Bank for Golf Carts - Peterson reminded the board that they approved an unneeded property ordinance at a recent board meeting that allowed the current golf cart fleet at Randall Oaks Golf Course to be replaced. The lease agreement provides for 80 new golf carts and GPS systems and would include five annual installments of $157,244 with the first installment due in May 2025. A $100,000.00 down payment would be offset fully with the sale of our used golf carts to a third party. Discussion ensued regarding the financing of the golf carts through debt certificates. Peterson stated that the rebates offered and needing to be used by the end of the calendar year far outweighed the interest rate option through debt certificates. The District did not have enough time to implement the debt certificate instrument.

   Peterson pointed out that he is working with our corporate attorney and PDRMA on some of the language within the agreement contract. The language concerns are not significant, and he feels confident that the financial terms will not be altered. Peterson wants to look out for the best interest of the Park District.

John Meschewski made a motion with a second by Jim Bonkoski to approve Resolution 24-03, Lease No. 20000021436 with the Huntington National Bank for Golf Carts and to allow Peterson to work with our corporate attorneys and PDRMA on contract language before execution. The motion passed 5-0.

Adjournment

Jim Bonkoski made a motion with a second by *John Meschewski* to adjourn the meeting. The motion passed 5-0. The meeting adjourned at 8:07 p.m.

Note: The next board meeting is scheduled for December 18, 2024, at the Rakow Center.