

1. Call the Meeting to Order

President Stout called the meeting to order at 7:00 pm.

2. Roll Call

At 7:00 pm roll call was taken:

Present: Commissioners Pulice, Lange, Schroeder, Stout

Absent: Commissioner Sbertoli

Also Present: Michele Silver, Superintendent of Recreation; Raymond Chaussey, Superintendent of Parks; Tony Perry, General Manager; Rhonda Brewer, Business Manager; Carolyn Mondlock, Recording Secretary.

Members of the Public: Susan Crady, Jeanne Gratzl, Barb Moriarty, Taline Vogel (residents); Brian Burton, Fairway Suites; Joe Julius, park district auditor; Jim Rafferty, Salt Creek Golf Club; and Brett Hintz, General Manager of TopGolf.

3. Additions to Agenda

None.

4. Approval of Minutes

A. Approval of Minutes of the Special Meeting of January 24, 2012

It was moved by Commissioner Schroeder, seconded by Commissioner Lange to approve the Special Meeting Minutes of January 24, 2012. Copy attached to Official Minutes.

Ayes: Commissioners Pulice, Lange, Schroeder, Stout

Nays: None

MOTION CARRIED

B. Approval of Minutes of the Regular Meeting of January 24, 2012

Commissioner Schroeder had a correction to the minutes. Page 7, Item 12, Unfinished Business, A. Board Manual – It should read, “The Board deferred discussion of the Board Manual . . .” instead of “The Board discussed the manual . . .”

It was moved by Commissioner Schroeder, seconded by Commissioner Lange to approve the Regular Meeting Minutes of January 24, 2012 as amended. Copy attached to Official Minutes.

Ayes: Commissioners Pulice, Lange, Schroeder, Stout

Nays: None

MOTION CARRIED

5. Approval of the monthly expenditures: Totaling \$256,625.81 covered by check nos. 71760 thru 71906 (\$122,498.97); and payrolls for 2/3/12 (\$64,027.29) and 2/17/12 (\$70,099.55).

It was moved by Commissioner Lange, seconded by Commissioner Pulice to approve the monthly expenditures totaling \$256,625.81.

Ayes: Commissioners Pulice, Lange, Schroeder, Stout

Nays: None

MOTION CARRIED

6. Written and Public Communication

A. Written Communication – none.

B. Public Communication

Residents – Susan Crady and Taline Vogel

Susan Crady and Taline Vogel announced that they were representing a group of concerned citizens of Wood Dale and came to discuss the park district and the open gym policy.

Susan asked the park district to take a look at the fees charged for open gym. The open gym fee is \$3 a day, which she says parents feel is expensive when a child comes in every day to play. Susan feels that since her child is in a park district travel basketball program the gym should be more accessible. She said there are no places outside where the kids can play basketball. Susan suggested having an affordable membership fee, decreasing the daily cost, or offer free open gym.

Taline Vogel spoke next. Her son is in junior high and is at the park district often, so she started adding up dollars. She said that there have been times when her son has come to the gym Monday through Friday. Five days is \$15, and if you add it up each week, it is \$60 for the month, the same as a three-month fitness membership. She said it is fantastic that the kids have a place to go after school, but it gets costly.

President Stout asked Michele Silver to investigate what other park districts offer and what the Wood Dale Park District may be able to do. He told Susan and Taline that the park district would see what others are charging for similar services, if others offer memberships and what policies they have in place.

Susan also asked the park district to offer programs for 14, 15 and 16 year olds. She said once kids are out of the eighth grade, if they don't make a high school team, there is nothing offered for them. She feels the park district needs to offer baseball and basketball leagues for this age group.

Commissioner Schroeder asked if Susan or Taline placed these concerns in the suggestion box with their names and numbers. Susan said that she had placed this concern in the suggestion box and never received a response. Commissioner Schroeder asked Michele to look into the matter.

Resident – Jeanne Gratzl

Jeanne expressed her heartfelt gratitude, and on behalf of her family, to the park district staff and Board for memorializing her late husband Dan, former member of the Board. The Wood Dale Park District will be placing a boulder with a plaque in Community Park to recognize Dan's service to the community and district.

TopGolf Wood Dale Report for 2011 – Brett Hintz, General Manager

Brett was present at the Board meeting to provide an update of TopGolf's business operation and financial report for 2011, and their projections, expectations and goals for 2012. He distributed a copy of his presentation to the Board and Wood Dale Park District staff.

Tony Perry asked Brett when the park district will receive a copy of the final report, and Brett replied that the park district will receive a copy as soon as their auditors complete it. Brett stated they don't anticipate any changes to the revenue portion that he is presenting this evening. He said the report should be complete in a month.

Tony pointed out to Brett that in the contract between TopGolf and the Wood Dale Park District, the park district is supposed to receive the audited report on March 1. Tony read the section of the contract to the Board. Brett explained that the TopGolf corporate offices just moved from the U.K. to the U.S. and now they have U.S. auditors. He also explained that the audit just started last year.

Brett proceeded to give his presentation. He started with a brief overview of what TopGolf is about. He shared the company's continued growth. They are opening two new sites this year (Austin and Houston), four next year, and ten in the next three years after that. By 2015 TopGolf will have 43 sites throughout the United States. A second site is planned for Chicago sometime in 2014/15. The location is not known at this time.

Brett compared 2011 and 2010 revenue results. Brett said that TopGolf experienced a 14.4 percent increase in 2011, compared to 10.7 percent in 2010. The increase amounts to a total of \$591,000 increase in sales, food and beverage, events, and the golf academy. Brett explained the "Continued growth" highlights of the report. The mini-golf revenue slipped back a small bit due to rough weather and numerous bugs. The mini-golf course has been spruced up for the 2012 season with trees and a fence for added child safety.

Brett said total revenue for 2011 is \$4.7 million. He said that TopGolf saw 50,000 brand new people this year, people who have never visited the facility before. Brett reported on the sale of distilled spirits and food revenue which increased 57.6 percent in 2011.

Brett explained the lease calculation to the Board. With base rent of \$175,000 being paid in 2011, total rent per calculation is \$252,925. The amount of rent still owing to the Wood Dale Park District is \$77,925, a \$36,000 increase versus 2010.

Brett shared some thoughts with the Board of what TopGolf wants to do to be a more viable revenue stream. One idea includes increasing usage of the bays by enclosing the third floor. Due to weather, the third floor is only available for use during the months of May through September, with rain and weather still limiting usage. The third floor availability during the months of usage is only 28.2 percent.

The Board briefly discussed the electronic sign in front of the Salt Creek Golf Club and TopGolf facilities. Brett presented drawings from Olympic Signs and said they were submitted to the TopGolf Board in order to obtain financing approval.

Wood Dale Park District auditor Joe Julius asked Brett if he has any data on where the TopGolf revenue comes from during the week. Does it come from days or nights or weekends? Brett said that 65 percent of the revenue comes from Fridays and Saturdays. He said that they have seen much growth on Tuesday nights for events, and they have an 80-person league on Thursday nights.

7. Directors Report

Rhonda Brewer presented the Directors' Report for the month of February in the absence of Director Kuhs. Copy attached to official minutes. She reported and reviewed the following:

Park/School Property Boundaries & Brookwood Park – Rhonda said that the final approval date from the City Council was changed from March 1 to March 15. Once approval is granted, recording paperwork will be filed with DuPage County, and work will begin on an Intergovernmental Agreement with School District 7 for the parking lot between our two buildings.

NIMEC Bid Results – The Wood Dale Park District signed a three-year contract with Exelon Energy.

IAPD Legislative Conference – Springfield – May 1 & 2 – Rhonda asked the Board to let Director Kuhs know whether or not they will be attending this conference.

Dan Gratzl Memorial – Ray Chaussey spoke about the memorial for Dan Gratzl. He had met with Dan's family, and they had requested a boulder with a bronze plaque. The plaque would have a raised, etched picture of Dan with special verbiage recognizing his service to the community and park district.

History Wall Exhibit – President Stout commended staff on a nice job with the History Wall exhibit.

2012 NRPA Congress Information – President Stout spoke about the NRPA conference in Anaheim, California this year. He asked that the Board let Director Kuhs or Rhonda know whether or not they will be attending. Commissioner Pulice asked about the difference between this conference and the state conference. President Stout responded that it is much larger conference, and different information can be obtained.

8. NEDSRA Report

The monthly NEDSRA Newsflash for the month of February 2012 is included in the Board packet. Rhonda said that Director Kuhs will be presenting a resolution for changing the funding formula for NEDSRA at the March Board Meeting.

9. Recreation Report

Michele Silver, Supt. of Recreation, submitted a Recreation Report for the month of February 2012. Copy attached to Official Minutes. Michele stated she had no additional information to add to the summary of her report. However, she wanted to note that since the junior high open gym discussion came up (refer to 6.B. Public Communication), she has provided a history of the number of kids coming in, and the increase in numbers has just started recently in the last couple of weeks. Open gym was not that popular in the past. She said she has been looking at numbers in 2011 up to where the park district is now.

Michele said that open gym was offered for two days a week, on Tuesdays and Sundays. With numbers of kids increasing in the past couple of weeks, the park district is now offering open gym five days a week. Michele said punch cards were offered in the past, and no one took advantage of them. She said that the park district does offer a membership for junior high which is \$95 for the year, and it allows them to be in the fitness center all year round, during specific times without a parent, plus it includes open gym.

President Stout asked Michele to investigate more options. Michele spoke about past programs for older kids that did not run due to no or low enrollment. She said that 13, 14, and 15 year olds are very challenging to get in a park district program because they don't want to be coming to the park district where someone will be watching them. This has been her experience. President Stout agreed that kids

don't want that oversight. He suggested that the focus stay on the junior high age group because open gym is supposed to be a junior high program. Michele spoke of the Teen Room the park district used to have, but no one ever came, which is why the district switched to open gym. Further, Michelle said the kids in the park district program of travel basketball, the program that Susan Crady's son is in, get scheduled practice time in the gym.

The Board suggested that Michele bring her findings on this topic to the next Board meeting. Michele will also check into comments Susan Crady left in the suggestion box.

Michele and her staff met with the new website designer, Weblinx, who presented two mock home pages to review. Michele sent back comments and is waiting for feedback.

10. Parks Report

Raymond Chaussey, Supt. of Parks, submitted a Parks Report for the month of February 2012. Copy attached to Official Minutes. Ray stated he had no additional information to add to the summary of his report and asked if the Board had any questions.

Tony commended Ray on the ADA improvements to the Salt Creek Golf Course. He also commented that the HVAC project is coming along excellently. Phase I is complete, and the Salt Creek facility will not have to worry about any repairs or part for about ten years.

11. Salt Creek Golf Club Report

Tony Perry, General Manager, submitted a report for the month of February 2012. Copy attached to Official Minutes. Tony reported and reviewed the following:

Tony met with the Forest Preserve District of DuPage County on February 27 about renewing the lease the park district currently has with them for the golf maintenance building. The Forest Preserve will renew the lease for an additional five to seven years. The last renewal was for five years, and Tony is waiting to hear about the exact number. He went over boundaries with the County. The County is pleased with how Salt Creek had cleaned up the back of the leased area.

Tony said the first Friday fish fry was a prosperous day with 130 lunches and 219 people for dinner. He announced that he had booked the first wedding for 2013.

Tony said that back in July of 2011, the golf course had a few weather-related issues. One was a microburst and in which the course lost a large tree, in addition to parts of other trees that caused the course to suspend play. He filed two claims with PDRMA for events in July – July 11 and 26. One claim was approved for loss of revenues from the restaurant (because the course had to close) for a lesser amount than was claimed. Tony is waiting to hear about the other claim and the return of deductibles.

Tony spoke with GolfNow, and they completed the phone application, which is part of the agreement for this season. The website is 75% complete.

12. Unfinished Business

- A. Board Manual – The Board decided to defer discussion of the Board Manual to 5:30 pm, prior to the next Board Meeting on March 27.

- B. Fairway Suites – Update – Since the January Board Meeting, it has been worked out with the park district attorney and Fairway Suites to develop a Memorandum of Understanding (MOU) between the Wood Dale Park District and Fairway Suites.

It was moved by Commissioner Lange, seconded by Commissioner Pulice, to approve the Memorandum of Understanding between Fairway Suites and Wood Dale Park District.

Ayes: Commissioners Pulice, Lange, Schroeder, Stout
Nays: None MOTION CARRIED

13. New Business

- A. Temporary Easement – Illinois Department of Transportation – IDOT requested a temporary easement at Salt Creek when they begin work to extend the Elgin-O’Hare expressway to the airport. They will need to re-grade the entrance to Salt Creek so it matches the new elevation with Prospect Avenue.

It was moved by Commissioner Pulice, seconded by Commissioner Schroeder to ratify the request from the Illinois Department of Transportation to grant a temporary easement at the entrance to Salt Creek Golf Club for the purpose of re-grading the entrance to match Prospect Avenue as presented.

Ayes: Commissioners Pulice, Lange, Schroeder, Stout
Nays: None MOTION CARRIED

- B. Fund Transfer to Salt Creek – Rhonda said that Salt Creek Golf Course would like to have the authority from the Board to transfer funds up to \$100,000, if necessary, from the Corporate Fund to the Golf and Club funds.

It was moved by Commissioner Lange, seconded by Commissioner Pulice to approve the fund transfer as needed up to \$100,000.

Ayes: Commissioners Pulice, Lange, Schroeder, Stout
Nays: None MOTION CARRIED

- C. Capital Projects/Equipment Replacement Plan Review – FY 2012-13 – Rhonda said that Director Kuhs is looking for a consensus that this can be added to the budget for fiscal year 2012-13.

A short discussion ensued about new and future capital projects listed on the Capital Projects Plan distributed to the Board. Rhonda confirmed that the Plan is already in place and is looking for Board consensus to add it to the next budget. The Board agreed to add the Capital Projects/Equipment Replacement Plan to the fiscal year 2012-13 budget.

It was moved by Commissioner Lange, seconded by Commissioner Pulice to enter into Executive Session at 8:25 pm for the purpose of discussing issues related to the hiring, firing, disciplining or compensation of personnel or status of an employee. 5 ILCS 120/2(c)(1).

Ayes: Commissioners Pulice, Lange, Schroeder, Stout
Nays: None MOTION CARRIED

14. Executive Session (if needed)

- A. For the purpose of discussing issues related to the hiring, firing, disciplining or compensation of personnel or status of an employee. 5 ILCS 120/2(c)(1).
- B. For the purpose of discussing the setting of a price for the sale of or lease of property owned by the park district. 5 ILCS 120/2(c)(6).

It was moved by Commissioner Lange, seconded by Commissioner Pulice to come out of Executive Session at 8:40 pm.

Ayes: Commissioners Pulice, Lange, Schroeder, Stout
Nays: None MOTION CARRIED

15. Take Action, if any, on Items Discussed in Closed Session

None taken.

16. Adjournment

It was moved by Commissioner Lange, seconded by Commissioner Pulice to adjourn this General Meeting at 8:40 p.m.

After a voice vote, President Stout declared the MOTION CARRIED.

The next General Meeting of the Wood Dale Park District Board of Commissioners shall be held on Tuesday, March 27, 2012, at 7:00 p.m.
