



HOMEWOOD-FLOSSMOOR PARK DISTRICT
Regular Meeting of the Board of Park Commissioners

Goldberg Administration Center
3301 Flossmoor Rd., Flossmoor, IL 60422

Minutes of October 15, 2024

The Regular Meeting of the Board of Park Commissioners was called to order at 7:00 pm by President Bachus. Commissioners Coderre and Johnson were present. Also present were Superintendent of Parks & Planning Patrick McAneney, Superintendent of Finance & Administration Karen Garrity, Irons Oaks Manager Cheryl Vargo, Ice Arena Manager Lyndsay Freeman, Irwin Center and The Clubhouse Manager Oralethea Davenport, Coyote Run Manager & Pro Tom Denklau, Human Resources Manager Kelly Rose, Marketing and Public Relations Manager Bob Birgel, Racquet & Fitness Club Manager Michelle Artis, Treasurer Steve Ojode, Speer Financial Municipal Advisor Aaron Gold, an Audit Manager from Lauterbach & Amen, Secretary Anne Brabec, *H-F Chronicle* Reporter Marilyn Thomas and Visitors who signed in Adrienne River, Thomas Youpel, Jr., Raissa Katz-Haas, Hattie Fitzgerald, Kimberly Beatty and Carl Wahlstrom. Commissioners Dennison and Ojode and Executive Director Boehm were absent.

CHANGE IN AGENDA – None

COMMENTS FROM VISITORS – Visitor Adrienne River addressed the pickleball portion of the Racquet & Fitness Club court resurfacing project by reviewing a handout she prepared and distributed to Board members. Tom Youpel asked for additional pickleball open play sessions, and Ron Kirchler commented on the growth of pickleball from a business perspective. Commissioner Bachus thanked them for their comments and the others in the audience for their support. He explained that Executive Director Boehm was not at the meeting due to having surgery, and the Board will have a conversation with him about all that was expressed.

Commissioner Johnson stated the Board’s objective is always to meet the needs of the entire community, and there are many different perspectives on what that is. The goal is to keep everyone happy with limited funds. Commissioner Coderre thanked the visitors for taking the time to come out and let the Board know of their concerns; it is really important that people show up and make their voice and opinion known. Commissioner Bachus likes the idea of stakeholder groups for areas throughout the park district. He explained the Board’s goal is to try to find a happy medium, while the mission as a park district is to provide a wide breadth of services to promote the community, which may mean not being able to provide depth.

Kimberly Beatty asked for current membership numbers for Rover’s Run; President Bachus answered there are currently 128 members. Beatty mentioned that the benches that had been talked about are not in the dog park; Superintendent McAneney indicated parts are still on order and the benches will be installed as soon as possible. Ms. Beatty shared that she enjoyed the Paint with your Pet activity that Supervisor Metheny put together. Her dog passed away two weeks ago, but he had a “rock star life,” largely due to Rover’s Run, because it really is a great place. Ms. Beatty expressed interest in a Rover’s Run memorial program.

President Bachus again thanked the visitors for attending the meeting and invited them to stay for the remainder of the meeting. They all left at 7:28 pm.

PRESENTATION

a. General Obligation Bond Sale

Aaron Gold from Speer Financial presented the results of the sale of the park district’s general obligation, limited tax park bonds, Series 2024, also referred to as the park district’s annual rollover bonds. The bond sale was held last Thursday, with six bids received. The low bid was from Time Bank of Park Ridge, Illinois at a net interest rate of 3.57%. The anticipated closing is October 29, 2024.

b. Comprehensive Annual Financial Report

An Audit Manager from Lauterbach & Amen reviewed the Comprehensive Annual Financial Report for the fiscal year ending April 30, 2024. She indicated that once again the park district received a Certificate of Achievement for Excellence in Financial Reporting issued by the Government Finance Officers Association. Lauterbach & Amen issued an unmodified opinion, also known as a clean audit opinion, and the highest level of assurance that can be issued.

Commissioner Johnson thanked everyone involved in the audit, as watching over the community's investment is probably the most important thing done by the Board. Commissioner Coderre gave congratulations on another year receiving the certificate. Commissioner Bachus echoed his thanks. Treasurer Ojode added his kudos to Superintendent Garrity and her team.

CONSENT AGENDA

a. Approval of Minutes – September 17, 2024

Commissioner Coderre moved to approve the consent agenda as presented. Commissioner Johnson seconded the motion. Roll call vote with Ayes: Coderre, Johnson, and Bachus. Nays: none. Motion approved.

OLD BUSINESS

None

NEW BUSINESS

a. Ordinance #771

An Ordinance providing for the issue of \$1,228,695 General Obligation Limited Tax Park Bonds, Series 2024, of the District for the payment of land condemned or purchased for parks, for the building, maintaining, improving and protecting of the same and the existing land and facilities of the District and to provide the revenue source to pay certain alternate bonds, providing for the levy of a direct annual tax to pay the principal of and interest on said bonds, and authorizing the sale of said bonds to Time Bank.

Commissioner Johnson moved to approve Ordinance #771. Commissioner Coderre seconded the motion. Roll call vote with Ayes: Coderre, Johnson, and Bachus. Nays: none. Motion approved.

b. 2024 Estimated Tax Levy & Resolution #669

Superintendent Garrity reported on the tax levy worksheet submitted annually to the Cook County Clerk's office. The district's levy request is calculated based on the amount needed for expenditures and is typically the maximum allowed under tax cap law. The 2024 proposed property tax levy is \$6,322,438, resulting in a tax rate of .7141.

The Corporate Fund is estimated to levy at .260, .09 below the maximum legal rate. The IMRF and FICA funds are estimated to levy a rate of .045% to cover the amount needed for expenditures. The Audit Fund levy maximum legal rate is .005% and is estimated at .0033% due to an estimated healthy fund balance.

The Special Recreation Fund is levied at a rate of .03%, which is consistent with the prior year. The Museum Fund is levied at .020, consistent with last year and equitable with Olympia Fields since Olympia Fields Park District made the decision to reduce its levy and utilize Irons Oaks fund balances. The Bond Fund is levied based on the park district's estimated debt service extension. If tax cap reductions are needed, the county will be directed to make the reduction to the Corporate and Recreation Funds.

Commissioner Coderre moved to adopt Resolution #669 determining the amounts of money estimated to be raised by the 2024 tax levy to be approved on December 3, 2024. Commissioner Johnson seconded the motion. Roll call vote with Ayes: Coderre, Johnson, and Bachus. Nays: none. Motion approved.

APPROVAL OF CLAIMS

Commissioner Johnson moved to approve the claims list in the amount of \$558,292.75. Commissioner Coderre seconded the motion. Roll call vote with Ayes: Coderre, Johnson, and Bachus. Nays: none. Motion approved.

PRESENTATION AND COMMENTS ON FINANCIAL REPORTS FOR THE PERIOD ENDING September 30, 2024

DIRECTOR'S REPORT AND COMMISSIONERS' COMMENTS

Manager Vargo for Executive Director Boehm

- The District is in the community survey phase of the Master Plan process. Staff met with Jeff from aQity Research & Insights to discuss ideas, which he has now turned into a survey. A first draft was reviewed and changes recommended, and a second draft will soon be available. This draft will be quickly reviewed by staff and the Board, and if needed, a third draft will be developed. We are hoping for a quick turnaround so the survey can get out on the street.
- Although there were only about 15 people at the Stakeholders meetings two weeks ago, those who attended gave a lot of input. The Community Input meeting will be tomorrow, October 16 at The Clubhouse. It will begin with a short presentation, followed by visits to stations set up around the room.
- Construction of the Highlands Park courts is beginning. Today the engineer marked the courts.
- On behalf of herself, Oralethea, Bob and Mike, Vargo thanked the Board for allowing them to attend the NRPA national conference last week. It is always a great pleasure to network with people and learn about issues that are nationwide, which includes pickleball. We are not a unique community with the push and pull between pickleball and tennis. Treasurer Ojode added that this is also a current issue within YMCAs around the country since pickleball is such a growing sport.

Commissioner Coderre

- Wondered if thought has ever been given to outdoor heaters and lights for tennis or pickleball courts.
- Glad that we were able to send folks to the national conference as it is really important.
- Attended flag football at Irwin and it was energizing to see so many gathered on a Saturday morning. She observed kids at the park, excellent coaching, parents into the games and staff doing a good job.

Commissioner Johnson

- Great to see the flag football numbers and volleyball on the rebound as well.

Commissioner Bachus

- Excited to see 58 attended Try Hockey for Free. Asked Manager Freeman if she has seen results from the ESPN 1000 radio spots; she indicated she thinks it will be hard to know.

ADJOURNMENT

Commissioner Johnson moved to adjourn the meeting at 8:02 p.m. Commissioner Coderre seconded the motion. On a voice vote, the motion was approved.

Respectfully Submitted,



Douglas P. Boehm, Secretary