



**OFFICIAL MINUTES
OSWEGOLAND PARK DISTRICT
BOARD OF PARK COMMISSIONERS
COMMITTEE OF THE WHOLE MEETING
OCTOBER 6, 2022**

The Oswegoland Park District Board of Park Commissioners met on the above date at Prairie Point, 313 E. Washington Street, Oswego, Illinois.

1. CONVENING THE MEETING

1.1. Call to Order

President Behrens called the meeting to order at 5:32 p.m.

1.2. Roll Call

Commissioners Present: Commissioners Behrens, Ijams, and Tartol

Commissioners Absent: Commissioners Wilson and Wise

Staff in Attendance: Rich Zielke, Cindy Benson, Tina Ward, Chad Feldotto, Mike Seffrood, Keith Zalewski, Laura Finch and Tom Betsinger

Visitors in Attendance: None

1.3. Announcements & Changes to the Agenda

Switch Agenda Items 4.1 and 4.2, under Committee Business, pending the arrival of Shawn Ajazi with Progressive Business Solutions.

2. COMMUNICATIONS

2.1. Recognition of Visitors

(The public is asked to limit comments to five (5) minutes.)

None.

2.2. Written Correspondence

None.

3. CONSENT AGENDA

3.1. **Approval of minutes of the regular Park Board meeting on September 15, 2022**

Motion to accept and approve the Consent Agenda as presented.

Moved by: Sandy Tartol

Seconded by: Bob Ijams

Aye Bob Ijams, Sandy Tartol, and Dave Behrens

Carried 3-0

4. COMMITTEE BUSINESS

4.1. **2022 Levy Discussion**

Since the inception of the tax cap in 1995, the District no longer has the discretionary ability to raise taxes. The District is able to realize increases in property tax revenue based on two inflationary factors: an increase in the Equalized Assessed Valuation (EAV) or a rise in the Consumer Price Index (CPI) or 5%, whichever is less. The CPI for tax levy year 2022 is 7.0%. The District also may choose to pass a referendum to raise property taxes, but this initiative is successful only when the voting community supports it.

The final levy ordinance, which details the District's property tax request for Kendall and Will Counties, will be presented and approved by the Park Board in November. The levy amounts for each county tax rate are extended against the equalized assessed values of property within those counties of that year. The District is subject to two sets of tax limits: rate limits – which limit the maximum rates that can be levied for a particular purpose, and tax caps – which limit the total dollar increase in the levy to the lesser of 5% or CPI as published by the Illinois Department of Revenue, excluding new construction/annexation. If the levy exceeds the rate limitation (Limiting Rate), the extension is reduced to the statutory limit.

New construction is not subject to the limitations imposed by

tax caps. It has been the practice of the District to increase its levy extension above what it expects to receive in order to capture any new valuation growth. This is done as a means to ensure that the tax burden is equitably spread over all new construction in the District.

Because the District is tax-capped (aggregate extension is limited to the lesser of CPI or 5%), anytime the rate of growth in the community (EAV) is less than the annual change in CPI, it will result in an increase of the overall tax rate. The opposite scenario (growth rate is higher than annual change in CPI) results in a decline in the tax rate, which largely explains why the District's rate steadily dropped during the periods of rapid growth in the community.

(Shawn Ajazi, Senior Energy Operations Manager at Progressive Energy Group, arrived at 5:42 p.m.)

Following discussion, the consensus of the Board was to move forward with the levy scenario that gives the District more flexibility for the levy request if the county estimates are understated. Requesting 108.9% over last year's extension puts the District in a position to collect more potential levy dollars if estimates are low.

4.2. **Progressive Business Solutions - Natural Gas Supply Procurement (Shawn Ajazi)**

Zielke noted that staff will be seeking board approval at the October Board meeting for the 36-month extension with IGS Energy at a fixed rate of \$0.5840/therm.

(Commissioner Wilson arrived at 5:50 p.m.)

Ajazi shared that Progressive conducted a request for pricing from 6 suppliers for a contract term beginning June 1, 2023. Based on those compiled rates and existing market conditions, Progressive recommends that the District enter

into a 36-month contract extension with IGS Energy for a rate of \$0.5840/therm. Moving forward with this extension term will continue to provide a lower annual cost vs. Nicor Gas (\$43,508/year @ \$1.24/therm), ensure long term budget certainty, protection vs. extreme market volatility in the current market conditions. The District's accounts will continue to be invoiced on the monthly Nicor Gas utility statement and the only change will be the lower cost per therm going forward.

(Ajazi left the meeting at 5:55 p.m.)

4.3. **Capital Plan Discussion**

Feldotto provided a working draft of capital expenditures for 2023. This draft also included sections highlighted in blue to identify the components of the ADA Transition Plan the District recently completed. These highlights will become a permanent part of the CIP plan going forward.

Feldotto shared that there are many factors that go into what determines the final capital budget. Most importantly, the CIP team and staff communicate priorities based off of need and expenditures have already started to be moved to future years that have a lower priority need. Staff will continue to re-evaluate and re-rank priorities to finalize the 2023 capital budget.

Feldotto plans to share an updated Capital Plan with the Board at the October Board meeting.

4.4. **2023 Wage Recommendations**

Ward recapped that during the August Committee of the Whole meeting, staff provided a history of the changes to full-time and part-time salaries and wages since the inception of minimum wage increases by the State of Illinois in 2019. As the wage rate moves to \$13.00/hour in 2023 and the District experiences additional wage and staffing challenges, Ward shared the strategic proposal that the Administrative Team developed to remain competitive in this challenging job

market.

The Administrative Team recommends that the District continue to move forward with their proposal for 2023 to assist with staff retention and recruitment efforts. Budgets are currently being prepared with this information and the Board will have a full picture of its effects during the first look of the budget in early November. Ward also confirmed that funding for will need to come from a variety of revenue sources: increases to fees where appropriate, increased dollars received from the tax levy, and a reduction in expectations of year-end performance (net income) will be the primary funding components.

Staff understands that this is a philosophy change for our organization. Our industry is beginning to experience shifts to higher wages to attract and retain staff, and our District needs to adjust its philosophy as well to continue to provide services to the community.

4.5. **Other Committee Business**

Vandalism at Fox Bend Golf Course Update

Zielke shared that on October 3 at approximately 9:45pm, three individuals entered Fox Bend Golf Course and vandalized the golf carts and cart enclosure. On October 5, staff posted screenshots of the individuals of the District's Facebook page asking for information regarding this incident, which resulted in one of the individuals turning themselves into the Oswego Police Department. The District is still waiting to receive a damage estimate as a result of this vandalism.

Chesterfield Skate Park

In addition to sending a survey out to neighbors of Chesterfield Skate Park, where about 60 responses were received, staff hosted an Open House at the skate park on October 5, with about 25-30 in attendance. Survey results strongly leaned towards removing the skate park at this

location and making this more of a natural area. However, at the Open House, feedback seemed to entertain the idea of keeping a beginner-level skate park in this location. Staff will look into into costs and continue having further discussions regarding the future options for this park.

Open Board Seats in April 4, 2023 Consolidated Election

Nominating petitions are currently available for circulation for the positions of Park Commissioner of the Oswegoland Park District. Two Commissioners will be elected to six-year terms in the April 4, 2023 Consolidated Election. Filing dates for said petitions are December 12-19, 2022.

5. ADJOURN TO EXECUTIVE SESSION (If Necessary)

- 5.1. **Personnel – The appointment, employment, compensation, discipline, performance, or dismissal of specific employees of the public body or legal counsel for the public body, pursuant to 5 ILCS 120/2(c)(1) of the Open Meetings Act**
- 5.2. **Land Acquisition - The purchase or lease of real property for the use of the public body, including meetings held for the purpose of discussing whether a particular parcel should be acquired, pursuant to 5 ILCS 120/2(c)(5) of the Open Meetings Act**
- 5.3. **Litigation – When an action against, affecting or on behalf of the particular public body has been filed and is pending before a court or administrative tribunal, or when the public body finds that an action is probable or imminent, pursuant to 5 ILCS 120/2(c (11) of the Open Meetings Act**

6. RECONVENE FOR ACTION ON ITEMS DISCUSSED IN EXECUTIVE SESSION (If Necessary)

7. ADJOURNMENT

Motion to adjourn the meeting at 7:35 p.m.

Moved by: Bob Ijams

Seconded by: Sandy Tartol

Aye Bob Ijams, Sandy Tartol, Dannielle Wilson, and
Dave Behrens

Carried 4-0

Cindy Benson, Board
Secretary

Cindy Benson, Board Secretary
Minutes approved on October 27, 2022