

## River Forest Park District Board Meeting

July 11, 2016, 6:00 PM

Judith McDevitt, Observer

The meeting was held at The Depot, 401 Thatcher Avenue.

**Present:** Commissioners Russ Roloff (President), Molly Hague (Vice President), Beth Dunne, Paul Koester, and Peter Kuzmich. Executive Director Mike Sletten and two attendees were also present.

**President Russ Roloff** called the meeting to order at 6:00pm. The Board unanimously approved the Board Meeting Minutes of June 13; vendor disbursements of \$1,827.83 for June 14-30 and \$111,171.23 for July 1-11; and a customer disbursement of \$307 for June 1-12, 2016.

**Public Comments.** One attendee asked about the platform tennis courts open play hours. The current signs state "members only" and no open hours are posted. Open play hours are may resume when the new courts are completed, but no decision has been made.

**Reports** included the following highlights:

1. Park Services completed end of spring season athletic field maintenance. The All-Star Little League games will be played at Keystone Park during July and the 12-year-olds State Tournament will be held there the end of July, after which aerating/reseeding will be done.
2. Recreation Services noted July half-day and afternoon specialty camps for kids are in session, as is the adult bocce league (Tuesday nights) and softball league (Thursday nights). The last family "Party in the Park" will be held Thursday, July 21 6:00-7:30 at Constitution Park and will feature music and fun activities.
3. Administration and Finance - The annual audit review was conducted June 20-24.
4. Next Meetings - WSSRA will meet July 12 and the Parks Foundation July 18.
5. The next Village Collaboration Committee meeting is TBA in July.
6. Board Reports – Forest Park Park District is proposing to build a new "Cultural Park" on the Village-owned 8-acre parcel off Madison near the Altenheim Retirement Home. The park would be green space with a band shell for outdoor concerts. New bike-sharing Divvy stations have opened in Oak Park and may be worthwhile to explore in River Forest as well.
7. Executive Director – On June 29 staff sent a survey to 165 current paddle tennis members to gauge their interest in a new paddle hut and willingness to support its construction.

### Old Business

1. John Dzarnowski of FGM architects presented revisions to the options presented in June. Option 1 remains the same, putting the hut between the paddle tennis courts and leaving 2 double tennis courts, while Option 2A positions the hut along the east edge of the paddle tennis complex and leaves one single court and a double tennis court. Option 2B reduces the size of the hut and leaves it positioned on the east edge, allowing space for two junior courts and one double tennis court (the U.S. Tennis Association is promoting junior tennis 2

courts as a way to introduce tennis for ages 5+). Option 3, using Keystone Center bathrooms and viewing space, remains the same. A new configuration, Option 4, would place a long, narrow hut on the south edge of the complex, leaving two of the three existing tennis courts. Project costs run from \$1,120,249 (Option 3) to \$1,404,322 (Option 4).

### 2. Discussion

- a. The Board wanted this project's construction and operating costs to be paid for by annual membership dues. It was originally estimated that an expanded membership of 200 and a \$100 increase in dues would support these goals, including construction of a \$300,000 paddle tennis hut and two new courts. Payment for construction costs comes out of the Capital Budget and is repaid yearly out of the Corporate Budget over 15 years. However, FGM did note at the time they were hired that the 300,000 figure for the hut was low, especially considering likely site development and other costs, and that the hut would be in the \$4-500,000 range.

- b. Membership survey: As of July 7, 66 responses were received, a 40% response. Of those, 92% supported building a court level paddle hut and 62-91% said they would use it to keep their gear dry, use the bathrooms, and use the space for warming and viewing. Responders were willing to pay increased membership fees of \$100 (41%), \$200 (27%), and even \$300 (6%) to offset hut costs, and 24% said they would contribute \$1,000-

\$4,999 to a hut fundraiser. Commenters were enthusiastic about paddle tennis and building the hut, but they questioned the costs of over \$1 million.

c. When FGM was hired in February, they said the hut costs would be \$4-500,000, but every option is over that range. The hut was originally planned to be 800 SF and is now 1,440 SF. FGM explained that site work was never included in those numbers. In addition, a construction manager will need to be hired, a 4% increase in costs is anticipated because construction will be delayed for a year, and 10% is added for design contingencies. The expanded square footage is based on the 32-34 people expected to be going on and off the courts and using the hut at the same time.

d. Discussion will continue. The Board asked FGM to try to make Option 2 more like costs for Option 1 by reducing the deck size and making the hut a little smaller. Taking a second tennis court is the challenge and a public hearing will be needed. Additional funding and a phased approach to construction may be necessary.

### **New Business**

Programming Space Partnerships: The Park District indoor programming for the Fall is all set. School District 90 will be reducing the space available to the Park District for after-school programs due to increased programming by the PTO. The River Forest Community Center will continue to make space available for yoga classes. President Russ Roloff commented that once the platform tennis building decisions are made, the Board needs to relook at the District's space needs and what can be done to meet them.

The meeting was adjourned to an Executive Session at 7:20 PM.

The next meeting of the River Forest Park District Board will be Monday, August 8, 6:00 PM.