

MINUTES
Mundelein Park & Recreation District
Committee of the Whole
January 13, 2025

The Committee of the Whole meeting of the Board of Park Commissioners of the Mundelein Park & Recreation District, Mundelein, Lake County, Illinois, was called to order at 7:00 p.m.

President KNUDSON directed the Secretary to call the roll. Present were Commissioners BURTON, FRASIER, McGRATH, ORTEGA, and President KNUDSON.

Staff present: Executive Director SALSKI, Director McINERNEY and Director KARL.

Visitors: Ron Greenberg and Eli Lechter.

President KNUDSON asked if any visitors wanted to make a comment. None were made.

Executive Director SALSKI introduced the Diamond Lake Master Plan Phase 1 Summary Results and introduced Mr. Lechter. Executive Director SALSKI said the input was valuable and provided a tool that would guide options. Staff asked Mr. Lechter to send out a survey to gather some initial input but most feedback will be gathered through the concepts. Director BERG gave an introduction of the process and results and turned it over to Mr. Lechter. Mr. Lechter presented information from two groups, Stakeholder and Community. He stated boat rentals, fishing and rental space importance came back high. He said access and safety were ranked high. Commissioner ORTEGA had a question about verbiage and use of a word. Mr. Lechter agreed and said it would be corrected. Commissioner ORTEGA asked Mr. Lechter to consider a different font as it was difficult to read. Mr. Lechter stated the input indicated that stakeholders and community members preferred a quieter atmosphere than a more active space. President KNUDSON mentioned stakeholders and community were aligned. President KNUDSON asked about the opportunity to engage the Village. Mr. Lechter suggested that it would be important for the Village to assist with grants and transportation. Mr. Lechter asked the Board for opinions on food and beverage whether to seek private partnerships or have the district manage. Commissioner ORTEGA said it would be best to privatize without too much complexity. Commissioner McGRATH suggested the food trucks and was concerned about taking business away from private entities with rentals. Mr. Lechter mentioned a private food business would be given an opportunity to add business. Commissioner BURTON suggested starting slowly and working towards the funding. She asked if other properties would be considered. Executive Director SALSKI suggested including the other properties in case grants become available. Commissioner BURTON stated that the other properties could be phased in over time. Executive Director SALSKI agreed. Commissioner McGRATH suggested the entire project be phased. Commissioner ORTEGA agreed that funding should dictate the phasing.

There being no further business, Commissioner ORTEGA moved to adjourn at 7:29 p.m. second by Commissioner McGRATH. A voice vote was taken with all voting yes.


Secretary

MINUTES
Mundelein Park & Recreation District
Regular Board Meeting
January 13, 2025

The Regular Board meeting of the Board of Park Commissioners of the Mundelein Park & Recreation District, Mundelein, Lake County, Illinois, was called to order at 7:30 p.m. by President KNUDSON and he asked the assemblage to rise and recite the Pledge of Allegiance.

He then directed the Secretary to call the roll. Present were Commissioners BURTON, FRASIER, McGRATH, ORTEGA, and President KNUDSON.

Staff present were Executive Director SALSKI, Director McINERNEY and Director BERG.

Visitors present were Ron Greenberg and Eli Lechter.

President KNUDSON (i) announced that the next agenda item for the Board is a public hearing to receive public comments on the proposal to sell General Obligation Limited Tax Park Bonds in an amount not to exceed \$1,400,000 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 for the payment of the expenses incident thereto and (ii) explained that all persons desiring to be heard will have an opportunity to present written or oral testimony with respect to such proposal to sell such bonds.

President KNUDSON opened the discussion and explained that the reason for the proposed issuance of the Bonds is for the purpose of Capital Maintenance and Development Projects.

President KNUDSON asked if there are additional comments from the members of the Board. None were provided.

Secretary SALSKI stated there was no written testimony concerning the proposed issuance of the Bonds.

President KNUDSON asked for oral testimony or any public comments concerning the proposed issuance of the Bonds. Executive Director SALSKI stated there were no emails, letters and/or phone calls received.

President KNUDSON announced that all persons desiring to be heard have been given an opportunity to present oral and written testimony with respect to the proposed issuance of the Bonds and requests a motion to adjourn the hearing.

Commissioner ORTEGA moved and Commissioner BURTON seconded the motion that the Hearing be finally adjourned.

President KNUDSON directed that the roll be called for a vote upon the motion.

President KNUDSON declared the motion carried and the hearing is finally adjourned at 7:33 p.m.

President KNUDSON asked if the visitors wanted to make a comment. None were made.

President KNUDSON requested a motion to approve the minutes of the Committee and Regular meetings on December 16, 2024. Commissioner ORTEGA moved to approve the minutes of the Committee and Regular meetings on December 16, 2024, second by Commissioner BURTON. President KNUDSON repeated the motion, asked if there were any corrections or additions. None were raised. A voice vote was taken with all voting yes.

President KNUDSON read the Warrants needed to be approved. Commissioner McGRATH moved to approve Warrants: 122024, 122324, 123024, 123124, 010325, 010425, 010625 and 011325 = \$1,069,317.47 second by Commissioner FRASIER. President KNUDSON repeated the motion, asked if there were any questions. None were raised. A roll call vote was taken with Commissioners McGRATH, FRASIER, BURTON, ORTEGA, and President KNUDSON voting yes.

President KNUDSON asked if there was any Correspondence. Executive Director SALSKI presented letters from the Illinois Department of Natural Resources regarding the OSLAD Grant Award, SRACLC thank you and the IAPD Reappointment of Ron Salski.

President KNUDSON asked if there was any Old Business. Mr. Lechter continued to discuss the Diamond Lake Master Plan Phase 1 Summary Results. Mr. Lechter mentioned the challenges with opening the site year-round and allowing swimming. President KNUDSON asked about a board walk so people can view the lake. Mr. Lechter thanked him. Executive Director SALSKI stated that if the community wants the site open that swimming will not be an option. He mentioned the liability would be substantial and believed PDRMA would not recommend. Board Members asked what would prevent individuals from swimming. Executive Director SALSKI said there were many design applications such as rock, fencing, and board walk that would prohibit swimming. Mr. Lechter said the design would be an important factor and his firm has extensive experience of designing similar areas. He shared a current project and options. President KNUDSON asked about the building and how much work would be involved. Mr. Lechter said it would need some renovation, and the phase approach would be necessary. He said it was in good shape, but minor things would make it look aesthetically pleasing. The Board Members agreed that it would be important to present phases and costs. Executive Director SALSKI explained the importance of Phase 1 for potential grants, and he would be very excited to make it a priority to seek grants and collaborate with the Village.

President KNUDSON stated it was time to discuss New Business.

President KNUDSON requested a motion to approve the Diamond Lake Master Plan Services – Phase 2 – Gewalt Hamilton and Lamar Johnson Collaborative. Commissioner McGRATH moved to approve the Diamond Lake Master Plan Services – Phase 2 – Gewalt Hamilton and Lamar Johnson Collaborative, second by Commissioner BURTON. President KNUDSON repeated the motion, asked if there were any corrections or additions. President KNUDSON asked if the approval was for the \$82,000. Director BERG stated the approval was for \$60,000 as the first phase was completed to equal \$82,000. A roll call vote was taken with Commissioners McGRATH, BURTON, FRASIER, ORTEGA, and President KNUDSON voting yes.

President KNUDSON asked if there was any Board Business. None were provided.


President KNUDSON asked if there were any staff reports. Executive Director SALSKI asked the Board whether he/she wanted the budget books bound or kept in the binder. Board Members requested binding the Budget Book. He provided an update that the District received the Stormwater Management Commission grant for Diamond Lake. He mentioned a private lacrosse group was suggesting displacing AYSO for the purposes of the lacrosse team. The group was having difficulty finding space and AYSO has not supplied a schedule. Executive Director SALSKI explained it was not a board decision, and he told the private group it would not happen. Board Members agreed the District has a long-standing relationship and AYSO has grown the program. Board Members agreed a private group should not replace an Affiliate. Executive Director SALSKI agreed and will attempt to provide alternate locations even though the group was not interested.

Director BERG updated the Board on current position vacancies and was excited about the new opportunities. Director BERG gave options for filling Supervisor Moravec's position. He provided information from the Cost Recovery Model and how best to evaluate Active Adult programming. Commissioner McGRATH mentioned the position was part-time at one point. Director BERG explained that the focus was to maintain the existing quality programs while operating differently for a variety of reasons. Director BERG thanked Marissa for her service and said his staff will find the best candidate. Board Members appreciated the update.

President KNUDSON requested a motion to go into Executive Session at 8:39 p.m. Commissioner BURTON moved to go into Executive Session for Purchase or Lease of Real Estate 5 ILCS 120/2 (c)(5), second by Commissioner McGRATH. A roll call vote was taken with Commissioners BURTON, McGRATH, FRASIER, ORTEGA, and President KNUDSON voting yes.

The Board Members came out of the Executive Session at 8:48 p.m.

There being no further business, Commissioner FRASIER moved to adjourn at 8:49 p.m. seconded by Commissioner ORTEGA. A voice vote was taken with all voting yes.



Secretary