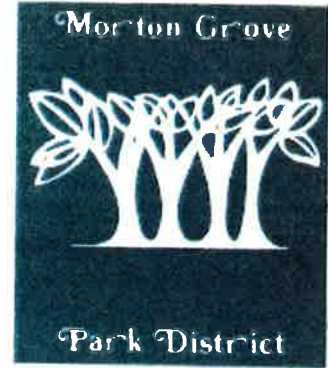


Morton Grove Park District

6834 Dempster Street • Morton Grove, Illinois • 60053 847/965-1200



Minutes of the
Townhall Meeting
September 21, 2019
Held at National Fieldhouse
9325 Marion, Morton Grove

- I. **Call to Order:** Commissioner Minx called the meeting to order at 10:10am.
- II. **Roll Call: Commissioners Present:** Erica Epperson, Paul Minx, Keith White and Steve Schmidt
Commissioners Absent: Mark Manno
- III. **Pledge of Allegiance:** The Pledge of Allegiance was recited.

Attorney Present: None.

Staff Present: Jeffrey Wait, Executive Director; Marty O'Brien, Superintendent of Finance; Geralyn Konsewicz, Superintendent of Recreation; Laura Kee, Superintendent of HR and Risk Management; Keith Gorczyca, Superintendent of Parks and Facilities and Claudia Marren, Administrative Assistant.

Guests Present: Larry and Marcia Rabin, Bob Mether, Terry LeBeau, Jeanne Waldman, Diane Beveridge, Petra Maton, Eric M. Poders, Pat and Dourg Steinman, Adam Eisenberg, Jeanne Waldman, Carletta Gonzales, Mike Kalodimos, Scott Lawrence, Emily Schmidt, Mary Schmidt, Keith and Eileen Harford, Lee Daniels and Marge Sikorski

- IV. **Citizens Comments on Agenda Items/Correspondence:** None.
- V. **Presentation: Harrer Pool Redevelopment Options and Referendum:** Director Wait welcomed the residents and introduced the Park Commissioners and staff. Wait explained he would be giving a power point presentation covering the history of Harrer Pool, plus the concept plans for a new pool and the tax implications of a building a new pool.

Harrer Pool was built in 1962 and renovated in 1995. In 2017 the District conducted a systems analysis of the mechanics and infrastructure of Harrer Pool. The analysis concluded that the pool was beyond its useful life and it was therefore unadvisable to do more repairs, explaining that one repair could possibly do more damage or weaken another area. In 2018 the District conducted a community wide survey which determined most Morton Grove residents wanted to Harrer Pool to stay open. The survey was sent to 6,000 households with 400+ responses.

Based upon the community survey, Williams Architect developed four concepts for a new pool:
Option 1: Keep the same foot print of the current pool with all new amenities at a cost of \$9.9 - \$10.9M. Option 2A: Reduce the size of the pool from 50 meters to 25 yards, include a spray area, separate diving area and slide area with an additional plunge pool, and an expanded

COMMITTED TO QUALITY PARK AND RECREATION SERVICES

parking lot at a cost of \$11.2- \$12.4M. To enclose the pool with a retractable roof would cost \$12-\$13.2M. Option 2B: The same as option 2A with a second floor for program rooms and an indoor track at a cost of \$13.6 -\$14.9M. With a retractable roof the cost for Option 2B would be \$16.5-\$18.1M. Option 3: An enclosed 25-yard pool, making swimming a year-round activity, a therapy pool, a gymnasium, a second floor with program rooms, office space, new fitness center and lockers, at a cost of \$28.4-\$31.2M.

Wait also explained the District is supported by real estate taxes and program revenue. The District has reviewed and reduced many departmental expenses, however the District has limited resources and If the residents agreed to redevelop Harrer Pool the District would need resident approval via a referendum to raise taxes or sell bonds. A referendum would be placed on the March 2020 ballot.

There are two possibilities of funding a new pool; issue bonds or increase the tax rate.

- Issue Bonds: Sell \$10M in bonds with 20-years to pay off the debt.
- Increase the tax rate: The current Park District tax rate is 4.4%. If the community would support a tax increase the money could be used to issue bonds and once the bonds are paid off the district would continue to receive revenue for operational and maintenance costs.

Director Wait gave estimates of the tax increases:

- Option 1: On a \$200,000 home the cost would be \$52.00 annually or \$26.00 for every \$100,000.
- Option 2A: \$62 annual increase per \$200,000 or a 1.2% increase
- Option 2B: \$85 annual increase per \$200,000 or a 1.6% increase
- Option 3: \$147 annual increase per \$200,000 or a 2.6% increase

The difference between issuing bonds and a tax increase is essentially once the bonds are paid off the process is completed. With a rate increase the District could pay the bonds off and then use the money to fund future projects, thereby eliminating the need to have another referendum.

During the presentation the resident gave their opinions on which options and amenities they liked and disliked. The residents were adamant on having the pool replaced at Harrer Park.

The Commissioners thanked the audience for their participation and feedback.

VI. Adjournment: Commissioner White made a motion, seconded by Commissioner Schmidt to adjourn the meeting. **Motion carried by voice vote.**

Meeting ended at approximately 11:45am.


Board President, Paul Minx


Board Secretary, Jeffrey Wait