

APPROVED
Mt. Prospect Park District
Regular Board Meeting
July 15, 2026

A Regular Board Meeting of the Mt. Prospect Park District, Cook County, Illinois, was held on Wednesday, July 15, 2026 at the Central Community Center Facility of the Mt. Prospect Park District.

President Doherty called the meeting to order at 6:30 p.m.

Commissioner Starr called the Roll:

The following Commissioners were present upon the roll:

Present: Commissioners Masnica, Tuczak, Lowen, Nicholas, Starr, Murphy and Doherty

Remote: None

Absent: None

The following individuals were also in attendance (present or remote) at the meeting:

Administrative Staff: Jim Jarog-Executive Director, George Giese-Deputy Director, Ruth Yueill-Director of Community Relations & Marketing, Mike Azzaretto-Director of Recreation, Matt Dziubinski-Director of Parks & Planning, Mary Kiaupa-Director of Human Resources & Risk, Jeff Langguth-Director of Golf Operations, Jeanette Foley-Executive Assistant, Jon Zgoda-IT Professional/ Remote Meeting Moderator, Mike Wold-Superintendent of Recreation, Anna Jarog-Community Relations & Marketing Intern

Professionals: Tom Hoffman-District Attorney, Lee Howard-CPA GAI, James Howard-CPA GAI,

Visitors and others in attendance: Alexandra Masnica, Olivia Masnica, Isabelle Kadlubowski Family, Klinkova Family, the Cardella Family, Barb Sabaj, Mary Lee, Dee Koontz, Joe Pepsnik, Jacob Pepsnik, Puscizna Family, Cindy Kaempfer, Maria Contreras & Family, Lisa Helzing, Adan Rueda & Family

On Line: Michael Miller

PLEDGE OF ALLEGIANCE

CHANGES OR ADDITIONS TO REGULAR MEETING AGENDA

President Doherty asked if any Commissioners had any additions or changes to the Regular Meeting Agenda.

MOTION:

A motion to approve the agenda as presented was made by Commissioner Starr and seconded by Commissioner Murphy.

A voice vote was taken; all were in favor to approve the Regular Meeting Agenda as presented and none opposed.

Motion passed

APPROVAL OF CONSENT AGENDA

President Doherty read the following statement:

All items identified may be considered routine by the Board of Commissioners and be enacted by one motion. There will be no separate discussion of these items unless a Commissioner so requests, in which event the item will be removed from the Consent Agenda and approved under its normal sequence on the Regular Meeting Agenda.

- Approval of Minutes: Regular Board Meeting, June 17, 2026
- Ratification of Accounts Payable June 2026 in the Amount of \$4,720,316.80
- Ratification of Payroll June 2026 in the Amount of \$711,068.67

President Doherty asked for a motion to approve the Consent Agenda as presented.

MOTION:

Commissioner Murphy made the motion to approve the Consent Agenda as amended, seconded by Commissioner Nicholas.

Commissioner Starr called the roll:

Ayes: Masnica, Tuczak, Lowen, Nicholas, Starr, Murphy and Doherty

Nays: None

Absent: None

Motion Passed

PUBLIC COMMENT:

None

PARKS FOUNDATION

Ruth Yueill, Director of Community Relations and Marketing presented to the Board.

Mt. Prospect Parks Foundation Scholarship Program awards six \$1500 scholarships to staff or children of staff seeking to further their college, trade or technical school education.

In early 2026, the Foundation Board voted to add an additional scholarship to the original three. In 2025, the Robert Cardella Family awarded the first of five scholarships in memory of their husband, father and grandfather, Robert Cardella. Also in 2026, John Eierling of Lakeside Bank contacted the Foundation to add an additional scholarship over the next five years on behalf of he and his wife.

Applicants must complete an application which includes their transcript (optional), personal or professional references and completion of an original essay.

The applications are reviewed/evaluated by six independent judges from the education and business community as well as members of the Cardella family. To ensure judging remains impartial, each applicant is assigned a number and all identifying information is redacted from their application. Once the scores are tallied, the six highest scorers were named.

The scholarship is not need based or focused solely on academic excellence. The original essay weighs heavily in the judges decision.

To date, the Foundation has distributed over \$87,000 in scholarship monies.

Scholarship Recipients for 2026:

Maria Contreros / Youth

Diana Klinkova / Aquatics

Adan Rueda / Grounds

Isabelle Kadlubowski / Aquatics

Jacob Pepsnik / Athletics

Olivia Puscizna / Aquatics

Excerpts were read from each of the winning essays, followed by awards and pictures with the recipients, family members and the Foundation members that were present. Congratulations were extended to all of the Scholarship Recipients for 2026.

President Doherty called a 5 minute recess.

The meeting resumed at 7:00 p.m.

UNFINISHED BUSINESS

Capital Planning Discussion (Continued) - Long Term Capital Needs and Priorities

Deputy Director George Giese presented refinements to the project list, layering in funding sources to align with available projections. These projects will outline the first CIP Draft in August.

2027 (Fall 2026 List)

Annual Capital Proceeds (\$2.09 million) - w/Operating Supplementary Funds (ADA/P&L)

- Playgrounds (Friendship Park, Westbrook School (D57 IGA))
- \$330,000 - Golf Cart Fleet Replacement (69 units)
- \$250,000 - RecPlex Elevator Modernization

Referendum Proceeds (Eligible Scope)

- RecPlex Air Handling Units/Controls & Interior/Exterior Multisport Turf

Alternate Revenue Source Proceeds

- \$5,880,000 (Opt. 4) to \$6,360,000 (Opt. 5) - Melas Park Field Improvements

2028 (Fall 2027 List)

Annual Capital Proceeds (\$1.912 million) - w/Operating Supplementary Funds (ADA/P&L)

- Playgrounds (Hill Street Park - OSLAD Grant Candidate)
- \$350,000 - Friendship Park Conservatory Atrium Roof Replacement
- \$260,000 - Meadows Pool Filter Replacement and Zip Line (or Diving Board) Installation
- \$500,000 - RecPlex Boiler Replacement/Rehab (3 Units)

2029 (Fall 2028 List)

Annual Capital Proceeds (\$2.015 million) - w/Operating Supplementary Funds (ADA/P&L)

- Playgrounds (Prospect Meadows Park, Sunset Park)
- Friendship Park Conservatory Parking Lot Expansion & RecPlex Bathroom/Lockerroom Renovation

- \$320,000 - Walter Cook Maintenance Facility Garage Floor Resurfacing

2030 (Fall 2029 List)

Annual Capital Proceeds (\$2.070 million) - w/Operating Supplementary Funds (ADA/P&L)

- Majewski Park & Meadows Park Site Improvements

Other Funding Sources

- Golf Course Garage Remodel/Replacement

2031 (Fall 2030 List)

Annual Capital Proceeds (\$2.018 million) - w/Operating Supplementary Funds (ADA/P&L)

- Playgrounds (Beau Drive Park)
- Placeholders for Continued Projects/Shifted Timelines

Capital Planning - Timeline Recap:

- *March–June: Reintroduction, master plans, and discussions on long-term capital needs.*
- July: Synopsis and CIP outline creation.
- August–September: CIP Drafts 1 & 2 with financing models and refinements.
- October–November: Approval of the CIP and Final Capital List.

APPROVAL ITEMS

Acceptance of the Meadows Pool Liner Replacement Bid

Director of Parks and Planning Matt Dziubinski presented a recommendation to replace the aging PVC liner at Meadows Aquatic Center's outdoor pool. The current liner, installed in 2011, has exceeded its expected 10–15-year lifespan and is showing signs of wear that could lead to leaks, structural damage, and increased maintenance costs. Replacing the liner will restore the pool's watertight integrity, improve its appearance, and extend its service life.

After two unsuccessful bidding attempts last year, staff revised the project to use a U.S.-manufactured RenoSys PVC liner, which carries a 10-year warranty against leakage and has been successfully used by neighboring park districts.

The project includes removing the existing liner, repairing the pool surface as needed, installing the new liner, replacing plumbing inlet fixtures, and reinstalling pool hardware. Following a public bid opening on July 8, 2026, Schaeffges Brothers, Inc. was identified as the lowest qualified bidder, with RenoSys serving as the liner installation subcontractor. Construction is expected to run from September 14 through November 14, 2026, weather permitting.

The total recommended project cost, including both alternates, is \$388,900, which is within the approved capital budget of \$489,000. The project is part of the District's previously approved FY2024 Capital Improvement Plan.

Commissioner Starr thanked Director Dziubinski for his thoroughness with bidding this project. Commissioner Tuczak asked if there was any way to coordinate the timing of this project and the bridge project to minimize the construction disruption. Director Dziubinski answered that IDOT and the village

are anticipating beginning on July 27th and the following weeks. There will be another meeting with them. The projects will likely be underway at the same time, however ours will be finished considerably sooner. There are very strict guidelines in place regarding traffic safety surrounding the project. There no doubt will be dust, but it should not impact us substantially.

MOTION:

A motion was made by Commissioner Masnica to Accept The Meadows Aquatic Center Outdoor Swimming Pool Improvements Base Bid, Including Alternate #1 And #2, In The Amount Of \$388,900.00 As Submitted By Schaefges Brothers, Inc. The Motion was seconded by Commissioner Starr.

Commissioner Starr called the roll:

Ayes: Masnica, Tuczak, Lowen, Nicholas, Starr, Murphy and Doherty

Nays: None

Absent: None

Motion Passed

ADOPTION ITEMS

Ordinance No. 884, An Ordinance Authorizing and Directing the Destruction of Verbatim Audio Recordings of Certain Closed Session Meetings of the Board of Park Commissioners of the Mt. Prospect Park District.

Executive Assistant Jeanette Foley presented to the Board. Ordinance #884 authorizes the destruction of certain closed session verbatim audio recordings. All closed session meeting minutes for their corresponding recordings have previously been approved by the Board. The dates of the closed session verbatim recordings being recommended for destruction are as follows: January 17, 2024, July 17, 2024, December 18, 2024, January 15, 2025. 5 ILCS 120/2.06 (a) provides that the verbatim recordings of closed session meetings may be destroyed without notification to or the approval of a records commission or the State Archivist under the Local Records Act no less than 18 months after completion of the meeting recorded.

MOTION:

Commissioner Lowen made a motion To Adopt Ordinance No. 884, An Ordinance Authorizing And Directing The Destruction Of The Verbatim Audio Recordings Of The Board Of Park Commissioners Of The Mt. Prospect Park District For The Closed Session Meeting Dates Of January 17, 2024, July 17, 2024, December 18, 2024, January 15, 2025. Motion was seconded by Commissioner Murphy.

Commissioner Starr called the roll:

Ayes: Masnica, Tuczak, Lowen, Nicholas, Starr, Murphy and Doherty

Nays: None

Absent: None

Motion Passed

FINANCIAL ADVISOR'S REPORT

- **Annual Bond Issue:** The preliminary scheduled bond issue is \$3,800,605, with \$1,597,676 allocated to fund long-term debt and issuance costs, and the remaining \$2,202,929 designated

for Capital Improvements Fund projects. The BINA hearing is scheduled for August, with ordinance approval on September 16 and closing on September 30.

- **Golf Operations:** Total revenues reached \$1,235,649 (up 3% from last year) and total expenditures were \$1,037,601 (up 7% from last year), primarily due to tournament and program expenses for the course's 100th anniversary and higher wages and benefits.
- **Rec Programs:** YTD revenues reached \$1,692,266 (up 4% from last year), with Baseball revenues specifically at \$125,072 (up 18%).
- **Early Childhood & Youth Programs:** YTD revenues are up 4% overall to \$885,640, with Kids Klub up 33% and Preschool up 14%, while Day Camp registration is down 5%.
- **RecPlex Facility Operations:** YTD revenues reached \$361,266 (up 25%), with Fitness Pass Sales increasing by 23% and Building Rentals up 36%.
- **Aquatics:** YTD revenues are \$240,756 for RecPlex Pool (up 7%) and \$174,836 for Meadows Pool (up 5%), with a combined net operating cost of \$56,648 through June.
- **Central Programs & Central Facility:** Central Program YTD revenues are \$193,485 (up 4%), and Central Facility YTD revenues reached \$281,613 (up 9%), driven largely by an increase in Fitness Pass sales.

Commissioner Starr inquired what the increase in revenue is attributed to. Director Azzaretto clarified that the growth is attributable to multiple factors, including the new Champions Court rental volume, as well as the displacement of rentals from the Lions facility to alternative locations due to ongoing construction.

Commissioner Murphy requested a detailed analysis of Champions Court rentals, noting that a revenue comparison would be beneficial in light of the upcoming improvements scheduled for RecPlex. Director Azzaretto and Mr. Howard said they would prepare and provide the requested breakdown.

Commissioner Masnica inquired about the potential impact of delayed tax bills for the current year. Mr. Howard confirmed that the bills would be issued on schedule; however, the system linking payments to the respective entities remains incomplete, necessitating certain adjustments to account for this circumstance.

Commissioner Nicholas inquired whether established guidelines exist regarding rentals. Director Azzaretto responded that the targeted objective is to achieve a net profit margin of 20% to 30%.

EXECUTIVE DIRECTOR REPORT

Executive Director Jarog presented to the Board:

- **Green White 70th Anniversary Celebration:** The Green White soccer club will host a free 70th Anniversary celebration on Saturday, August 15, 2026, at the Majewski Athletic Complex in DesPlaines, Illinois. Starting at 2:00 pm, the event features live music, including a performance by Johnny Wagner, games, German cuisine, drinks, and raffles.
- **Extreme Weather Conditions:** From late June to early July, the area faced severe weather, including 90-degree heat, heavy rain, thunderstorms, flood advisories, and an Independence Day weekend storm causing power outages and strong winds. Executive Director Jarog thanked the staff for their dedication in maintaining safe facilities and programming during these conditions and the subsequent cleanup.

- **Upcoming Board Meeting:** A Regular Board Meeting is scheduled for Wednesday, August 19, 2026, at 6:30 PM at the CCC.

PUBLIC COMMENT :

None

COMMENTS/MATTERS FROM COMMISSIONERS:

Commissioner Tuczak inquired about the feedback and attendance for the Community Band performance at RecPlex. Director Yuiell noted that extensive promotion resulted in approximately 180 attendees and shared that the band delivered an amazing performance. Director Azzaretto added that one performance had to be canceled because the air conditioning unit was unable to sufficiently cool the gymnasium during the heat, but indicated that no further cancellations are expected. Additionally, Commissioner Tuczak extended a thank you on behalf of the Foundation to the staff and Board members for their various contributions to the fundraisers that support the scholarship program.

MOTION:

Commissioner Masnica made a motion to adjourn the meeting to close session Pursuant to Section 2(c)-(11): 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, seconded by Commissioner Murphy.

Commissioner Starr called the roll:

Ayes: Masnica, Tuczak, Lowen, Nicholas, Starr, Murphy and Doherty

Nays: None

Absent: None

Motion Passed

Adjournment to Closed Session at 7:40 p.m.

CLOSED SESSION

RECONVENE REGULAR MEETING at 7:45:

ADJOURNMENT OF REGULAR MEETING

MOTION:

Motion to adjourn the Regular Meeting made by Commissioner Starr, and seconded by Commissioner Masnica.

A voice vote was taken and all were in favor.

The meeting was adjourned at 7:46 p.m.

Respectfully submitted,

William J. Starr, Secretary