



Byron Park District Special Meeting Minutes
Tuesday, November 15, 2022 at 5:00 p.m.
Byron Park District Conference Room (500 N. Colfax)

1.1 Commissioner Wilmarth called the Special Meeting of the Board of Commissioners to order at 5:00 p.m.

1.2 On roll call, the following were:

PRESENT: Commissioners Boyle, Jeffrey, Oracki, and Wilmarth.

ABSENT: Griffith*

*Commissioner Griffith joins by phone at 5:06 p.m. and exited at 5:28 p.m.

STAFF PRESENT: Director Paul Zepezauer & Elaine Carow.

GUESTS: None.

2.0 PUBLIC COMMENT: None.

3.1 BOARD AMMENDMENTS TO THE AGENDA: None.

3.2 STAFF AMMENDMENTS TO THE AGENDA: None.

3.3 APPROVAL OF THE AGENDA: Commissioner Boyle made a motion to approve the agenda as presented. Commissioner Oracki seconded the motion which passes unanimously on voice vote 4-0.

4.1 FISCAL YEAR 2023 BUDGET REVIEW: Executive Director Paul Zepezauer facilitated the 2023 Budget & Appropriations Review. Director Zepezauer advised the District may need to raise the aggregate levy and lower or keep the annual bonds flat in 2023 or 2024 depending upon the future EAV. He noted the District is historically 6% of the overall tax bill and the rate has been stable at approximately 50-52 cents. The short term Fund Balance Outlook provided an overview of funds that are currently underfunded, projected to be underfunded, and those that are projected to be in an acceptable position at the end of FY 2023. Capital Improvements will be limited through 2028 following the completion of Johnson Park and remaining office renovations. The Recreation Fund, which is the most critical, covers operation costs; District policy is 50% of the levy, staff recommend 100%. The IMRF Fund reflects a planned reduction. Paving and Lighting reflect a planned reduction with seal coating projects at Blackhawk Meadow and Tiger Town Park. The planned reduction for the Social Security Fund has concluded. The long term Fund Balance Outlook was reviewed. Director Zepezauer advised the EAV has increased between 2%-5.7% annually since 2017, which has allowed the District to keep the tax rate flat and complete capital projects and equipment purchases. Director Zepezauer advised the District will need to continue to rebuild fund balances, noting it will be difficult until Debt Certificates are retired in December 2027. Director Zepezauer suggested the Board may need to consider slightly raising the tax rate in future budgets. Future projects, including Johnson Park were reviewed. Renovations on the old office areas will include an office, two music rooms for private instruction, and a multipurpose room. Future capital equipment and projects will be minimal from 2024-2027. Fund Balances were reviewed; Fund Balances vs. Expenses, actuals, and projections. A 12 year EAV History and Tax Rate History was provided. Director Zepezauer advised the budget is balanced other than the completion of Johnson Park which is a multi-year project. Highlights included the addition of capital items to the recreation budget. The start of renovations for the music and multipurpose rooms. Increased EAV for the 8th consecutive year. Slight price increases for facility access and programs with most taking effect in the summer and fall. The anticipated sale of the Brighton Ridge property. The 2023 Budget by Funds, 2023 Recreation Fund, Proposed Wage Increases, and 2023 Capital Improvements were reviewed. The Official Document was provided and viewed. The long term annual bond capital plan was provided and reviewed. Director Zepezauer advised the document is updated periodically throughout the year leading up to each budget cycle. The Document will go on display on our website and at the library for 30 days.

5.0 CLOSED SESSION: None.

6.0 ADJOURNMENT: Commissioner Jeffrey made a motion to adjourn at 5:35 p.m. Commissioner Oracki seconded the motion which passed unanimously on voice vote 4-0.

Jeff Wilmarth 12-20-22

Signature

Date

[Signature] 12-20-2022

Signature

Date