

# MINUTES

---

BOARD OR COMMISSION: Recreation DATE: April 18, 2012  
MEETING: Regular X Special \_\_\_\_\_ CALLED TO ORDER: 7:35 PM  
QUORUM: Yes, at 7:55 PM No \_\_\_\_\_ ADJOURNED: 9:07 PM

## MEMBER ATTENDANCE:

PRESENT: Chairman Girsch, Commissioners Cornwell, Graham, Jourdan and Student  
Commissioner Parker

ALSO PRESENT: Trustee Liaison Ladesic, Recreation Director Pekarek, Recording Secretary  
Blake

ABSENT: Commissioners Cavanaugh, Dell and Miller

## **CALL TO ORDER:**

The April 18, 2012 regular meeting of the Recreation Commission was called to order by  
Chairman Girsch at 7:35 PM. A quorum was not yet present.

## **PUBLIC COMMENTS:**

None

## **STANDING REPORTS:**

### Manager's Report

Manager Pekarek said March was an incredible month. Normally, March is an insignificant  
revenue month, but in 2012 revenues were \$124,000 higher than 2011. Year to date revenues  
are at least \$100,000 ahead of each of the previous five years. However, this is all due to the  
favorable weather. There is no indication that the golf economy or overall economy is having a  
positive effect. All 27-holes were open by March 7, which was ahead of many courses. The  
Spring Specials added to the rounds count but did not impact March revenues. The Spring  
Special revenue is realized in April and May. Although expenditures for course maintenance  
and customer service started early, revenues have more than covered them.

By the end of March, the turfgrass was about six weeks ahead of its normal development. Therefore, greens were topdressed and roughs mowed for the first time ever in March. The irrigation system will be running for an extra month, and 20%-25% more fertilizer will be used as a result of the longer growing season. Labor costs will increase, as seasonal staff is being employed earlier than usual.

The strong March will help many struggling golf courses. The early season revenue boost could slow the tendency of some course to discount out of desperation.

The month of April has started comparably strong. Although the second week has been off a bit, the month is \$40,000-\$50,000 ahead of last year to date.

In response to questions, Manager Pekarek noted that although there are some courses open year-round, many courses did not open until ten days after the Links. Many courses were caught unprepared for the March weather.

Commissioner Cornwell asked about serving breakfast starting at 7:00 AM on weekends as opposed to the current 8:00 AM. Manager Pekarek said that could be done. Full breakfast service begins at 8:00 AM because in the past, sales did not cover the expense of opening earlier. Golf Express is open at 5:30 AM for coffee, donuts etc.

There was discussion concerning the bunkers. The bunker lining is exposed on a few bunkers. Replacing bunker lining is an ongoing maintenance task. Sand is also regularly redistributed to maintain an even amount of sand within a bunker.

#### Trustee Liaison Report

Trustee Ladesic went over the concerns expressed by the Architectural Review Commission for the clubhouse renovations. Some Commissioners wanted a more residential look. The architect, Craig Pryde, presented pictures of various options to the Commission. Concern was expressed that the overall look was not "Glen Ellyn". Comments were also received for nicer lights in the parking lot; concern that signage was not part of this package; and losing 20 parking spaces. Chairman Girsch said that the Architectural Review Commission is supportive of the project.

Trustee Ladesic noted that the Village Board is still in the midst of considering budget matters.

There is a request to extend the time for serving liquor, and allowing sales to begin at 8:00 AM. Trustee Ladesic noted that the Board has approved similar requests in the past and does not foresee any problems. There will be a need to be sure all staff has the proper training.

There was discussion concerning credit card use at the half-way house. Credit cards have been accepted at the Halfway House since late March after the suggestion was made at the March Recreation Commission meeting. It is a nice service, and staff came up with ideas on ways to provide the service with less disruption than originally anticipated.

**APPROVAL OF MINUTES:**

As a quorum was present at 8:10 PM, Commissioner Cornwell moved to approve the March 21, 2012 meeting minutes. The motion was seconded by Commissioner Jourdan. The Motion carried unanimously.

**VILLAGE LINKS FACILITY IMPROVEMENT PROJECT:**

Manager Pekarek said that the architects and engineers will make a full submittal to the Village on April 20. This submittal will go to all involved departments, the Architectural Review Commission, Plan Commission and Village Board. It will be revised as the review process unfolds and comments are received from the Village Engineer and others. At this time, he has not seen plans other than what the Commissioners have seen. He has seen a site plan, but not a plan for the building. The architect has verbally explained the changes he has made to the building based on feedback from the Architectural Review Commission. After submittal, Manager Pekarek will get cost estimates from the engineer and architect based on the submitted plans. He expects the estimates could run approximately \$1 million over budget. There will be a point where decisions will have to be made on phasing and deferrals based on cost. We are a long way from the final project.

The feedback on building exterior style from the aesthetic issues guidance group varied. The architect will try to do some things with Style 1 to improve the visual impact without spending so much money. A concern is that much may be spent to build exterior gables that do not impact the building interior. Manager Pekarek instructed the architect that red brick and the patio canopy were deal breakers for the guidance group. He is confident that he and the architect are in agreement on what needs to be done.

There will be a submittal April 19 or 20, and everything will be pulled together in three weeks. Commissioners agreed that signage will be developed as the architecture of the building becomes clearer. The nature of the project allows that not everything has to be done at the same time.

### **NATIONAL GOLF FOUNDATION FINAL REPORT**

Commissioner Cornwell agreed with the part of the report that noted food and beverage services should not be taken private. There are sprinkler issues that need to remain in front of the Board. Commissioner Cornwell took exception to the report's comment that people do not eat at the Links because it is a golf course.

Manager Pekarek expressed disappointment that many of their recommendations were made without regard for financial feasibility. For example, the recommendation of creating a golf training center did not mention whether or not such centers make money. Several ideas were mentioned in the report that would not pay for themselves. The focus of their study was to evaluate the Facility Master Plan. They were not hired to study the financial feasibility of their other recommendations.

Commissioner Jourdan asked if the report was worth the money. Although there were expressions of "no" from other commissioners, Manager Pekarek said that it was valuable to get another perspective on the Master Plan. The Foundation could have stopped the plan if it was thought to be a bad idea, so it validated the master plan. From a staff perspective, it was not so helpful, but the outside perspective was undoubtedly helpful for Village Management and the Village Board. He noted that the National Golf Foundation has the world's best data research on golf operations, but that they have less experience in facility management.

### **ANNOUNCEMENTS AND OTHER BUSINESS**

Commissioner Cornwell said at the last meeting, Commissioners discussed the possibility of expanding the qualifications for a resident card to the Park District boundaries and to others that do not qualify for any other municipal course. It would increase revenue by 15%, 20% or 35%. There is the Park District boundary and unincorporated Glen Ellyn. Trustee Ladesic mentioned the planning district as well. Manager Pekarek said that those within the corporate limits of the Village pay property taxes to the Village, vote and receive all the benefits from the Village. There are also properties with pre-annexation agreements which will allow them to become part of the Village when the Village borders reach them. Also, there is the planning district, which is approximately 1-2 miles beyond the Village borders. There are boundary agreements with all the adjoining municipalities establishing the planning districts.

Manager Pekarek said that staff works under the direction of this Commission and the Village Board that residents should benefit most from the facility. Village benefits cannot be materially expanded to a larger population without infringing on existing residents. The pie is only so big.

Recreation Commission  
April 18, 2012

Page 5 of 5

---

A larger population would compete with current residents in the permanent time draw. He felt that a significantly larger population could not be offered the current resident greens fee structure. Commissioner Graham expressed concern that there are only so many prime tee times available. He questioned how to draw the boundaries and how to manage that time from 5:30 AM to 9:30 AM on Saturdays and Sundays. Chairman Girsch asked if there are ways to fill the mid-week times without diluting the rates. There was additional discussion on the possible effects.

Commissioner Cornwell will meet with the Assistant Village Manager to determine the number of households involved before proceeding further. He will gather more facts.

There was no other business. The error in the agenda was noted, and the next meeting of the Recreation Commission will be on Wednesday, May 16, 2012 at 7:30 PM at the Glen Ellyn Civic Center.

**ADJOURNMENT:**

Commissioner Cornwell moved to adjourn the meeting. Commissioner Graham seconded the motion, and it was carried unanimously. The April 18, 2012 meeting was adjourned at 9:07 PM.

Submitted by Karen Blake, Recording Secretary

Reviewed and Edited by Matt Pekarek, Recreation Director May 13, 2012

Approved by the Recreation Commission May 16, 2012